

Recording requested by:

RECEIVED FOR RECORD
AT 8:00AM

And when recorded, mail to:

APR 28 1998

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

Recorded In Official Records
of Riverside County, California
Recorder
Fees \$ 0



FOR RECORDER'S OFFICE USE ONLY

Project: LL-018-978
7862 Mission Grove Parkway South

LL -018-978

CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE
FOR LOT LINE ADJUSTMENT

Property Owner(s): **CHARLES L. SMITH and JOANN SMITH, Trustees of the Smith Family Trust dated May 7, 1982**

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, 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

STEPHEN J. WHYLD
PLANNING DIRECTOR

By: Craig Aaron 4-27-98
PRINCIPAL PLANNER DATE

GENERAL ACKNOWLEDGMENT

State of California }
County of RIVERSIDE } ss

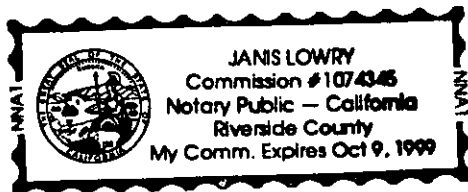
On APRIL 27, 1998, before me JANIS LOWRY
(date) (name)

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.

Janis Lowry
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:

Mail to:
Charles L. Smith
18845 Van Buren Blvd. #A12
Riverside, Ca. 92508

"EXHIBIT A"**PARCEL 1**

PARCEL 9, A PORTION OF PARCEL 10, PARCEL 11 AND PARCEL 12 OF PARCEL MAP 23178 AS SHOWN BY MAP ON FILE IN BOOK 158 OF PARCEL MAPS AT PAGES 20 THROUGH 22, INCLUSIVE THEREOF, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, TOGETHER WITH A PORTION OF PARCEL 11 OF PARCEL MAP NO. 4806 AS SHOWN BY MAP ON FILE IN BOOK 7 OF PARCEL MAPS AT PAGES 8 THROUGH 12, INCLUSIVE THEREOF, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEASTERLY CORNER OF SAID PARCEL 9, SAID CORNER BEING ON A LINE PARALLEL WITH AND DISTANT 33.00 FEET SOUTHWESTERLY AS MEASURED AT RIGHT ANGLES TO THE CENTERLINE OF NORTHROP DRIVE, SAID CORNER ALSO BEING ON THE WESTERLY LINE OF PARCEL "C" OF CERTIFICATE OF COMPLIANCE RECORDED MARCH 12, 1997 AS INSTRUMENT NO. 082505, OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA;

THENCE SOUTH 62°44'18" EAST, ALONG SAID PARALLEL LINE, A DISTANCE OF 95.00 FEET;

THENCE SOUTH 22°44'20" WEST, A DISTANCE OF 205.74 FEET, TO THE NORTHEASTERLY CORNER OF SAID PARCEL 10;

THENCE SOUTH 02°06'45" WEST, ALONG THE EASTERLY LINE OF SAID PARCEL 10, A DISTANCE OF 29.51 FEET;

THENCE NORTH 87°53'26" WEST, A DISTANCE OF 189.93 FEET, TO A POINT ON THE WESTERLY LINE OF SAID PARCEL 10;

THENCE SOUTH 16°15'18" WEST, ALONG THE WESTERLY LINE OF SAID PARCEL 10 AND THE EASTERLY LINE OF SAID PARCEL 12, A DISTANCE OF 56.69 FEET TO AN ANGLE POINT IN SAID WESTERLY LINE, SAID ANGLE POINT BEING THE SOUTHEASTERLY CORNER OF SAID PARCEL 12 AND THE NORTHEASTERLY CORNER OF SAID PARCEL 11;

THENCE SOUTH 09°22'21" EAST, CONTINUING ALONG THE WESTERLY LINE OF SAID WESTERLY LINE AND THE EASTERLY LINE OF SAID PARCEL 11, A DISTANCE OF 240.44 FEET TO THE POINT OF INTERSECTION WITH THE NORTHWESTERLY RIGHT OF WAY LINE OF GRUMMAN DRIVE (33.00 FOOT HALF WIDTH), SAID RIGHT OF WAY LINE BEING A CURVE, CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 783.00 FEET, A RADIAL LINE AT SAID POINT OF INTERSECTION BEARS SOUTH 09°22'21" EAST;

THENCE WESTERLY, ALONG SAID CURVE HAVING A RADIUS OF 783.00 FEET, SAID NORTHERLY RIGHT OF WAY LINE AND THE SOUTHERLY LINE OF SAID PARCEL 11, THROUGH A CENTRAL ANGLE OF $14^{\circ}56'17''$, AN ARC LENGTH OF 204.14 FEET TO AN ANGLE POINT THEREIN, A RADIAL LINE AT SAID ANGLE POINT BEARS SOUTH $24^{\circ}18'38''$ EAST;

THENCE NORTH $71^{\circ}20'08''$ WEST, A DISTANCE OF 32.72 FEET TO THE POINT OF INTERSECTION WITH THE EASTERLY RIGHT OF WAY LINE OF EARHART WAY (33.00 FOOT HALF WIDTH);

THENCE NORTH $28^{\circ}21'39''$ WEST, ALONG SAID EASTERLY RIGHT OF WAY LINE AND THE WESTERLY LINE OF SAID PARCELS 11 AND 12, A DISTANCE OF 286.52 FEET TO AN ANGLE POINT THEREIN;

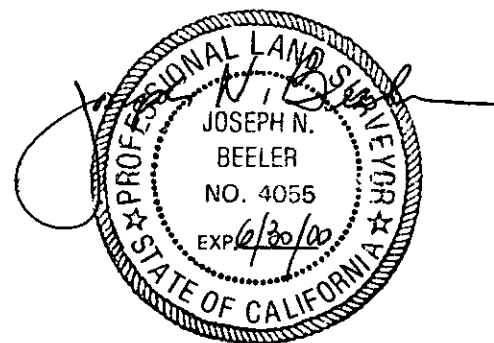
THENCE NORTH $13^{\circ}53'12''$ EAST, A DISTANCE OF 33.72 FEET TO THE POINT OF INTERSECTION WITH THE SOUTHEASTERLY RIGHT OF WAY LINE OF MISSION GROVE PARKWAY SOUTH (50.00 FOOT HALF WIDTH), SAID RIGHT OF WAY LINE BEING A CURVE, CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 1050.00 FEET, A RADIAL LINE AT SAID POINT OF INTERSECTION BEARS NORTH $31^{\circ}24'01''$ WEST;

THENCE NORTHEASTERLY, ALONG SAID CURVE HAVING A RADIUS OF 1050.00 FEET, SAID SOUTHEASTERLY RIGHT OF WAY LINE AND THE NORTHWESTERLY LINES OF SAID PARCELS 12 AND 9, THROUGH A CENTRAL ANGLE OF $28^{\circ}17'55''$, AN ARC LENGTH OF 518.00 FEET TO AN ANGLE POINT THEREIN, A RADIAL LINE AT SAID ANGLE POINT BEARS NORTH $59^{\circ}41'56''$ WEST;

THENCE NORTH $75^{\circ}00'51''$ EAST, A DISTANCE OF 33.72 FEET, TO THE POINT OF INTERSECTION WITH THE SOUTHWESTERLY RIGHT OF WAY LINE OF SAID NORTHROP DRIVE (33.00 FOOT HALF WIDTH);

THENCE SOUTH $62^{\circ}44'18''$ EAST, ALONG SAID SOUTHWESTERLY RIGHT OF WAY LINE, A DISTANCE OF 140.00 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED PARCEL OF LAND CONTAINS 4.2887 ACRES.



DESCRIPTION APPROVAL 9/23/98
 for Walter R. Frye by ---
 SURVEYOR, CITY OF PITTSBURGH

"EXHIBIT A"

PARCEL 2

PARCEL 10 OF PARCEL MAP 23178 AS SHOWN BY MAP ON FILE IN BOOK 158 OF PARCEL MAPS AT PAGES 20 THROUGH 22, INCLUSIVE THEREOF, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, EXCEPTING THEREFROM THAT PORTION MORE PARTICULARLY DESCRIBED AS FOLLOWS:

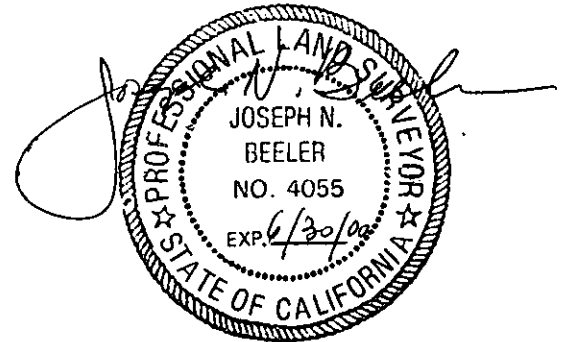
BEGINNING AT THE NORTHEASTERLY CORNER OF SAID PARCEL 10;

THENCE SOUTH $02^{\circ}06'45''$ WEST, ALONG THE EASTERLY LINE OF SAID PARCEL 10, A DISTANCE OF 29.51 FEET;

THENCE NORTH $87^{\circ}53'26''$ WEST, A DISTANCE OF 189.93 FEET, TO A POINT ON THE WESTERLY LINE OF SAID PARCEL 10;

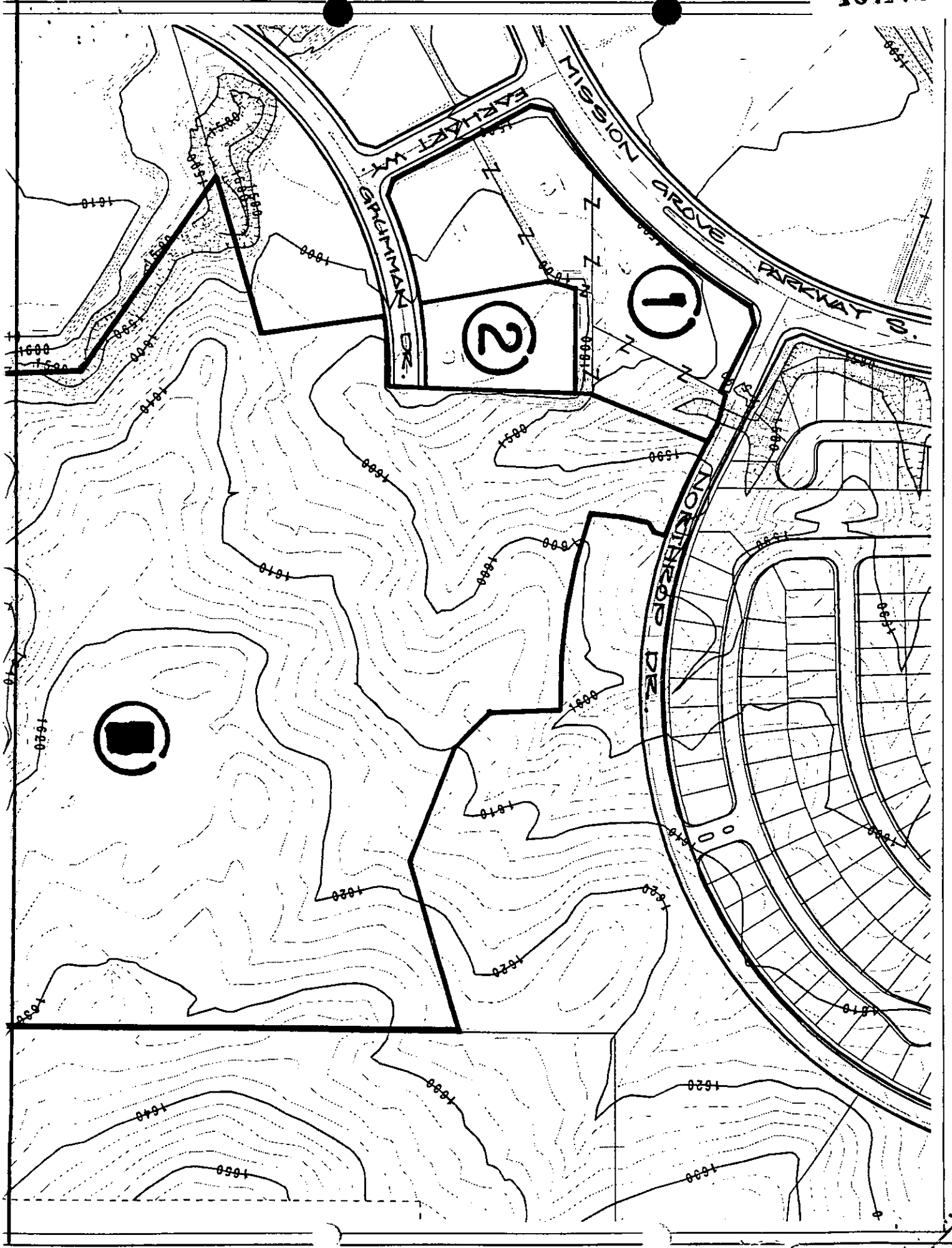
THENCE NORTH $16^{\circ}15'18''$ EAST, ALONG THE WESTERLY LINE OF SAID PARCEL 10, A DISTANCE OF 22.67 FEET TO THE NORTHWESTERLY CORNER THEREOF;

THENCE NORTH $89^{\circ}46'18''$ EAST, ALONG THE NORTHERLY LINE OF SAID PARCEL 10, A DISTANCE OF 184.54 FEET TO THE POINT OF BEGINNING.



DESCRIPTION APPROVED 4/23/08
 by Walter R. Joyce
 SURVEYOR, CITY OF RIVERSIDE

for



87/1
87/3