

Recording requested by:

DOC # 2003-034667

01/16/2003 08:00A Fee:22.00

Page 1 of 6

Recorded in Official Records

County of Riverside

Gary L. Orso

Assessor, County Clerk & Recorder

DOCUMENTARY TRANSFER TAX = \$0.00
NO CONSIDERATION



And when recorded, mail to:
SURVEYOR, CITY OF RIVERSIDE
Public Works Department
City Hall, 3900 Main Street
Riverside, California 92522

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FOR RECORDER'S OFFICE USE ONLY

Project: **Tract 29088-1 & Tract 29088-2**
APN 142-520-001; 142-520-043; 142-530-026

LL - 020 - 023



CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE
FOR LOT LINE ADJUSTMENT

Property Owner: **GHG RIVERWALK, LLC, a California Limited Liability Company**

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 **parcels** 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, AICP
INTERIM PLANNING DIRECTOR

By: John A. Swiecki 1/6/03
PRINCIPAL PLANNER DATE
John A. Swiecki

GENERAL ACKNOWLEDGEMENT

State of California

} ss

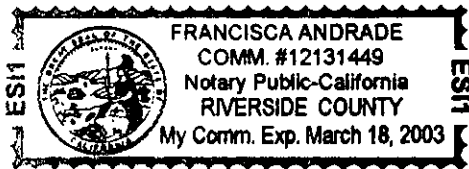
County of Riverside

On 1-6-03, before me Francisca Andrade
(date) (name)

a Notary Public in and for said State, personally appeared

John A. Swiecki
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

Mail to: GHG Riverwalk LLC
24500 Ventura Blvd.
Calabasas, Ca. 91302



2003-034667
01/16/2003 08:00A
2 of 6

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:

EXHIBIT "A"
Legal Description

PARCEL 1

Those portions of Lot 1 and Lot "H" of Tract Map No. 29088-1, as shown by map on file in Book 303 of Maps at pages 31 through 35 inclusive thereof, Records of Riverside County, California, **together with** a portion of Lot 26 of Tract Map No. 29088-2, as shown by map on file in Book 317 of Maps at pages 38 and 39 thereof, Records of Riverside County, California, said portions being described as follows:

COMMENCING at the southeasterly corner of said Lot 26, said point also being the southwesterly corner of said Lot "H";

Thence North 00° 06' 34" East, a distance of 33.21 feet to an angle point thereon;

Thence North 03° 38' 20" East, a distance of 49.72 feet to the **TRUE POINT OF BEGINNING**;

Thence North 17° 05' 52" West, a distance of 61.79 feet to a point on the boundary line of said Tract No. 29088-2;

Thence North 57° 54' 10" East along said boundary line and along the boundary line of said Tract No. 29088-1, a distance of 39.70 feet to an angle point thereon;

Thence North 13° 32' 30" East continuing along said boundary line of Tract No. 29088-1, a distance of 1.09 feet to the most northerly corner of said Lot 1;

Thence South 75° 59' 06" East along the northeasterly line of said Lot 1, a distance of 114.86 feet to the most easterly corner thereof, said point also being on the westerly right-of-way line of Countrydale Road of said Tract No. 29088-1;

Thence South 14° 00' 54" West along the southeasterly line of said Lot 1 and along said westerly right-of-way line, a distance of 58.27 feet to the beginning of a tangent curve, concave to the northwest, having a radius of 82.00 feet;

Thence southwesterly along said southeasterly line of Lot 1 and along said right-of-way line and along said curve, to the right, through a central angle of 14° 33' 47", an arc distance of 20.84 feet;

Thence South 28° 34' 42" West along said southeasterly line of Lot 1 and along said right-of-way line, a distance of 1.15 feet to the southeasterly corner of said Lot 1;

Thence North 76° 52' 43" West, a distance of 67.52 feet to an angle point thereon;

Thence North 78° 12' 16" West, a distance of 40.04 feet to the **TRUE POINT OF BEGINNING**.

Containing 10,292 square feet, more or less.

2003-034667
01/16/2003 08:00A
3 of 6



PARCEL 2

That portion of Lot 26 Tract Map No. 29088-2, as shown by map on file in Book 317 of Maps at pages 38 and 39 thereof, Records of Riverside County, California, **together with** a portion of Lot 1 and Lot "H" of Tract Map No. 29088-1, as shown by map on file in Book 303 of Maps at pages 31 through 35 inclusive thereof, Records of Riverside County, California, said portions being described as follows:

BEGINNING at the southeasterly corner of said Lot 26, said point also being the southwesterly corner of said Lot "H";

Thence North 00° 06' 34" East, a distance of 33.21 feet to an angle point thereon;

Thence North 03° 38' 20" East, a distance of 49.72 feet;

Thence North 17° 05' 52" West, a distance of 61.79 feet to a point on the northwesterly line of said Lot 26;

Thence South 57° 54' 10" West along said northwesterly line, a distance of 89.11 feet to the northwesterly corner thereof;

Thence South 14° 03' 57" East along the southwesterly line of said Lot 26, a distance of 112.23 feet to the southwesterly corner thereof, said point also being on the northerly right-of-way line of Trailway Drive of said Tract No. 29088-2, said point also being on a non-tangent curve, concave to the south, having a radius of 168.00 feet, the radial line from said point bears South 23° 53' 32" East;

Thence northeasterly and easterly along the southerly line of said Lot 26 and along said northerly right-of-way line and along said curve, to the right, through a central angle of 22° 13' 37", an arc distance of 65.17 feet to the **POINT OF BEGINNING**, the radial line from said point bears South 01° 39' 55" East.

Containing 10,003 square feet, more or less.

PARCEL 3

Those portions of Lot "H" and Lot 1 of Tract Map No. 29088-1, as shown by map on file in Book 303 of Maps at pages 31 through 35 inclusive thereof, Records of Riverside County, California, **together with** a portion of Lot 26 of Tract Map No. 29088-2, as shown by map on file in Book 317 of Maps at pages 38 and 39 thereof, Records of Riverside County, California, said portions being described as follows:

BEGINNING at the southwesterly corner of said Lot "H", said point also being the southeasterly corner of said Lot 26;

Thence North 00° 06' 34" East, a distance of 33.21 feet to an angle point thereon;

Thence North 03° 38' 20" East, a distance of 49.72 feet;

Thence South 78° 12' 16" East, a distance of 40.04 feet to an angle point thereon;

2003-034667
01/16/2003 08:00A
4 of 6



Thence South 76° 52' 43" East, a distance of 67.52 feet to the northeasterly corner of said Lot "H", said point also being on the westerly right-of-way line of Countrydale Road;

Thence South 28° 34' 42" West along the southeasterly line of said Lot "H" and along said westerly right-of-way line, a distance of 59.24 feet to the beginning of a tangent curve, concave to the northeast, having a radius of 27.00 feet;

Thence southwesterly and westerly along said curve, to the right, through a central angle of 76° 39' 27", an arc distance of 36.12 feet to the beginning of a reverse curve, concave to the south, having a radius of 168.00 feet, the radial line from said point bears South 15° 14' 09" West, said point being on the southerly line of said Lot "H", said point also being on the northerly right-of-way line of Creekrun Drive of said Tract No. 29088-1;

Thence westerly along southerly line of Lot "H" and along said right-of-way line and along said curve, to the left, through a central angle of 16° 54' 04", an arc distance of 49.56 feet to the **POINT OF BEGINNING**.

Containing 6,924 square feet, more or less.

SEE PLAT ATTACHED HERETO AS EXHIBIT "B"

PREPARED UNDER MY SUPERVISION

Matthew E. Webb 9/26/02
Matthew E. Webb, L.S. 5529 Date

Prepared by: MS
Checked by: ajg

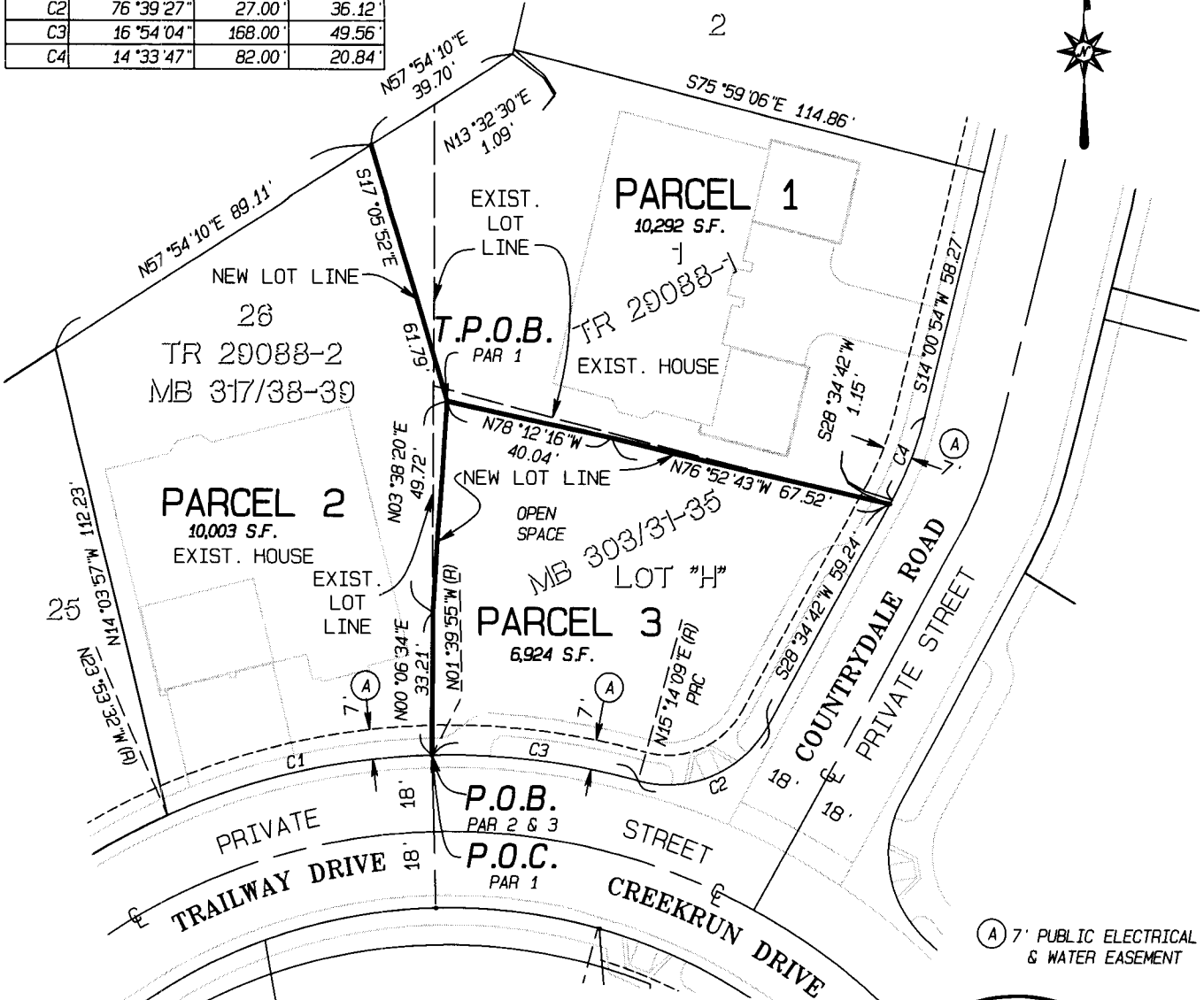


DESCRIPTION APPROVAL 12/24/02
Walter R. Ayre by _____
for SURVEYOR, CITY OF RIVERSIDE

2003-034667
01/16/2003 08:00A
5 of 8

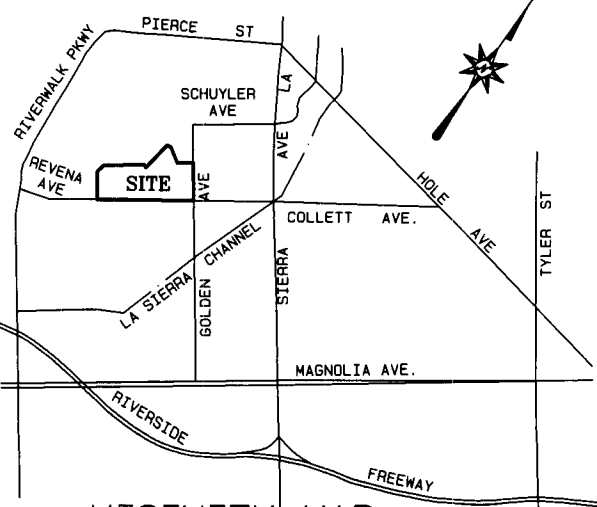
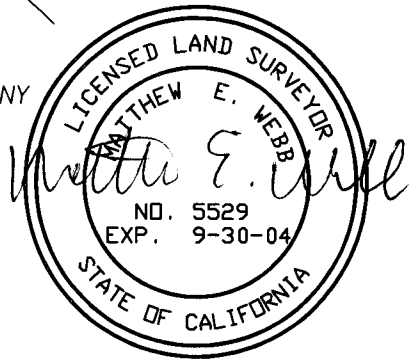


CURVE	DELTA	RADIUS	LENGTH
C1	22°13'37"	168.00'	65.17'
C2	76°39'27"	27.00'	36.12'
C3	16°54'04"	168.00'	49.56'
C4	14°33'47"	82.00'	20.84'



OWNER PARCELS 1, 2 & 3:
GHG RIVERWALK, LLC,
A CALIFORNIA LIMITED LIABILITY COMPANY

ASSESSOR'S PARCEL NOS.
PARCEL 1: 142-520-001
PARCEL 2: 142-530-026
PARCEL 3: 142-520-043



VICINITY MAP
NO SCALE

SITE MAP		
LOT LINE ADJUSTMENT		
SCALE: 1" = 40'	ALBERT A. WEBB	W.O. 99-382
DATE: 1/2/03	3788 McCRAY ST. RIVERSIDE CA. 92506	SHEET 1
DRAWN: JB	(909) 686-1070	OF 1 SHEET
CHECKED: ag	ENGINEERING CONSULTANTS	

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2003-034667
01/16/2003 08:00
6 of 6



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