

Recording requested by:

DOC # 2014-0153805
04/28/2014 04:36P Fee:24.00
Page 1 of 4
Recorded in Official Records
County of Riverside
Larry W. Ward
Assessor, County Clerk & Recorder

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

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FOR RECORDER'S OFFICE USE ONLY

Project: P12-0728
APN: 227-251-037
Address: 4990 Arlington Avenue

LL-P12-0728
PARCEL A

NOTE TO COUNTY RECORDER:
DO NOT ACCEPT FOR RECORDING IF AN ADDITIONAL COVER SHEET IS ATTACHED.

CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE
FOR LOT LINE ADJUSTMENT

Property Owner(s): **Andy and Cindy Real Estate Holdings, LLC,**
a California limited liability company

Pursuant to Section 66412 of the Government Code of the State of California and Section 18.100 of the Riverside Municipal Code, a Certificate of Compliance for Lot Line Adjustment is hereby issued creating the **ONE (1)** 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) complies 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

Steve Hayes
City Planner

By: 
Steve Hayes

12/24/13
Date

State of California

County of Riverside } ss

On Dec. 20, 2013, before me, MERCEDES DAEMS,
notary public, personally appeared, Steve Hayes

who 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.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

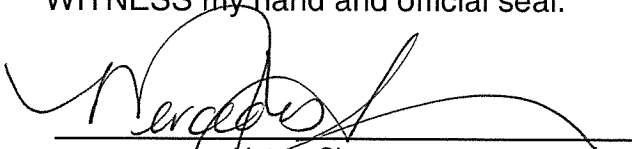

Notary Signature



EXHIBIT "A"
LOT LINE ADJUSTMENT CASE NO. 12-0728
4990 ARLINGTON AVENUE

PARCEL "A"

In the, City of Riverside, County of Riverside, State of California, being all that portion of Lot 5 in Block 17 of the Lands of the Riverside Land and Irrigating Company, as shown by map on file in Book 1, Page 72 of Maps, in the Office of the County Recorder of San Bernardino County, State of California, described as follows:

Commencing at the most westerly corner of said Lot, said corner being the intersection of the northeast line of Madison Street with the southerly line of Arlington Avenue, as shown on said map;

Thence North 89° 41' 00" East, along said south line, a distance of 250.81 feet;

Thence South 34° 00' 00" East, parallel with the northeasterly line of Madison Street, 80.00 feet wide, a distance of 48.07 feet, to the south line of Arlington Avenue per Document recorded May 12, 1989 as Instrument No. 154261 O.R. , to the **Point of Beginning** of the parcel of land to be described;

Thence continuing South 34° 00' 00" East, parallel with the northeasterly line of Madison Street, a distance of 295.03 feet to the northwesterly line of the southeasterly 131.00 feet of Lot 5, Block 17 of the Riverside Land and Irrigation Company Lands, on file in Book 1, Page 72 of Maps, records of San Bernardino County, California;

Thence South 56° 00' 00" West, along said northwesterly line, a distance of 70.56 feet, to a point that bears North 56° 00' 00" East, a distance of 138.14 feet from the most westerly corner of said southeasterly 131.00 feet of said Lot 5, Block 17;

Thence South 34° 00' 00" East, parallel with the northeasterly line of said Madison Street, a distance of 60.00 feet, to a point in the southeasterly line of the northwesterly 60.00 feet of the southeasterly 131.00 feet of said Lot 5, Block 17;

Thence North 56° 00' 00" East, along said southeasterly line a distance of 192.36 feet, to a line that is parallel with said northeasterly line of Madison Street and measures 330.50 feet at right angles thereto;

Thence North 34° 00' 00" West, parallel with the northeasterly line of said Madison Street, a distance of 273.85 feet, to a point in the southerly line of Arlington Avenue, per said Instrument No. 154261 O.R.;

Thence South 89° 41' 00" West, along said southerly line, a distance of 146.37 feet, to the **POINT OF BEGINNING**.

The above described land contains 42,532.39 Sq. Feet or 0.98 Acres.

Prepared on December 4, 2013 by: Chester F. Ralston PLS 5174

Chester F. Ralston

DESCRIPTION APPROVAL:

BY: *[Signature]* 12/10/13
DATE

FOR: CURTIS C. STEPHENS, L.S. 7519
CITY SURVEYOR



