

Recording requested by:

Recording Requested By
First American Title Company
National Commercial Services
DOCUMENTARY
TRANSFER TAX = \$0.00
NO CONSIDERATION

**This document was electronically submitted
to the County of Riverside for recording**
Received by: LISA #580

And when recorded, mail to:

SURVEYOR
City of Riverside
Public Works Department
3900 Main Street
Riverside, California 92522
NCS-745298-ONTI

FOR RECORDER'S OFFICE USE ONLY

Project: P16-0059 Parcel A
APN: 249-160-011 & Por. 249-160-017

P16-0059
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): **1393 Dodson Way, 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) 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

Rafael Guzman
Director
Community & Economic Development Department

By: 
Rafael Guzman
Date 7.19.16

ACKNOWLEDGMENT


A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Riverside } ss

On July 19, 2016, before me, Angela Ferreira,
notary public, personally appeared, Rafael Guzman

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

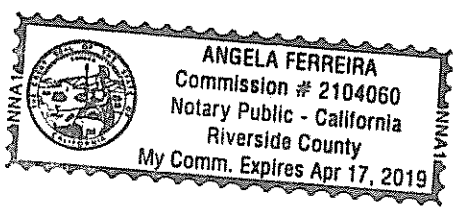


EXHIBIT "A"
LEGAL DESCRIPTION

Project: P16-0059
A.P.N.: 249-160-011 & Por. 249-160-017

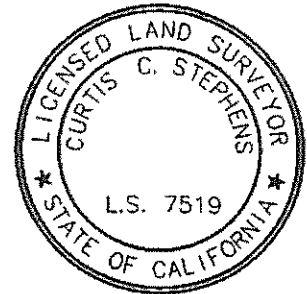
PARCEL A

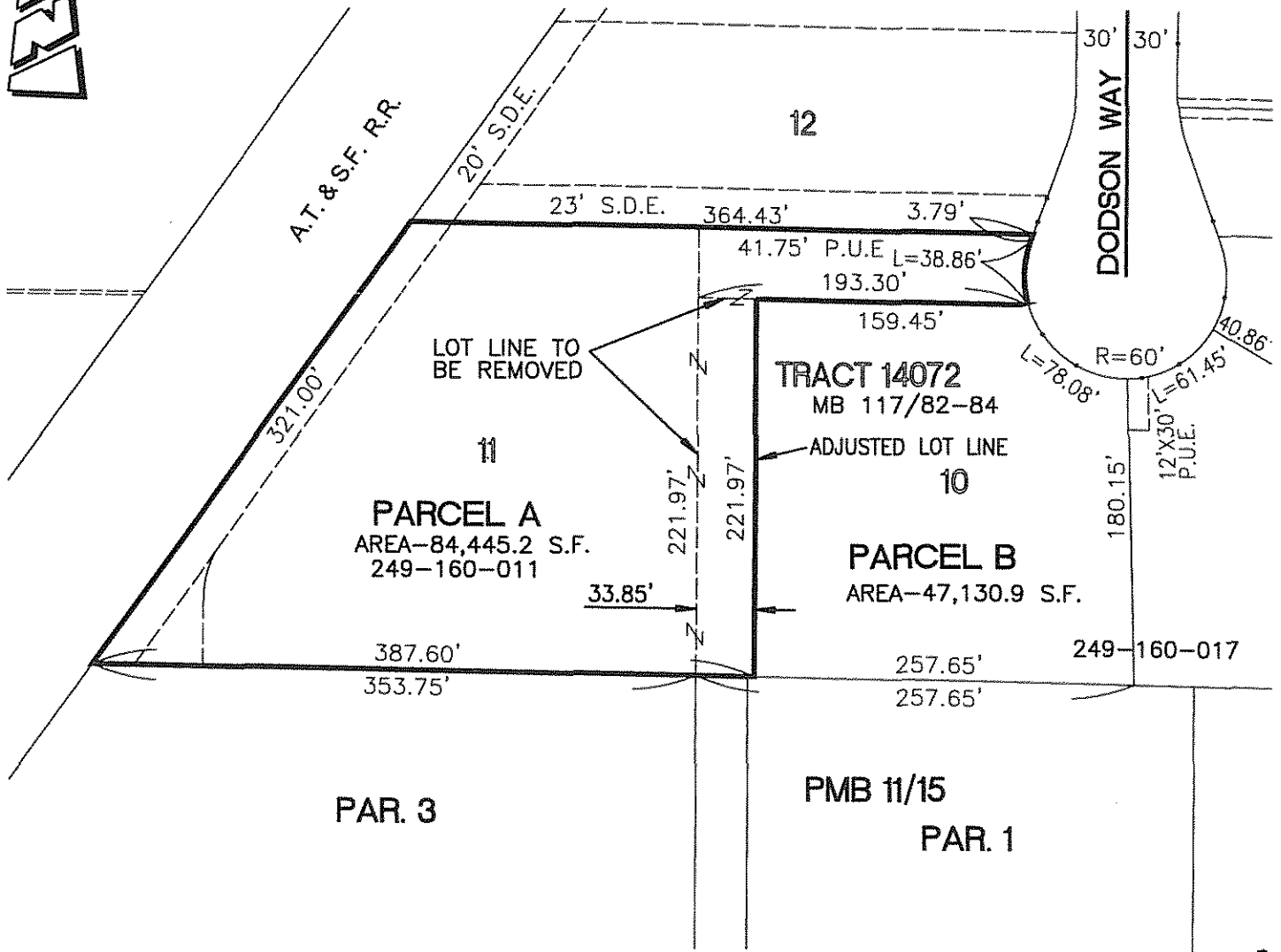
That certain real property located in the City of Riverside, County of Riverside, State of California, described as follows:

Lot 11 together with the westerly 33.85 feet of Lot 10, both of Tract 14072, as shown by map on file in Book 117, Pages 82 through 84 of Maps, Records of Riverside County, California.

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

Curtis C. Stephens 7/18/16 Prep. *(Signature)*
Curtis C. Stephens, L.S. 7519 Date





• 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"=100'

DRAWN BY: CURT

DATE: 7/18/16

SUBJECT: P16-0059 - PARCEL A - LOT LINE ADJUSTMENT

LL-P16-0059

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WCS-745298-ONTI

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Project: P16-0059 Parcels B and Parcel C
Por. APN: 249-160-017

**P16-0059
PARCELS B & C**

**NOTE TO COUNTY RECORDER:
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CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE
FOR LOT LINE ADJUSTMENT

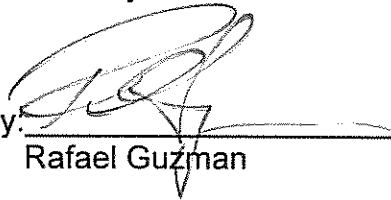
Property Owner(s): **Dodson Way Investments, LLC, a California Limited Liability Company**

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 **TWO (2)** 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

Rafael Guzman
Director
Community & Economic Development Department

By: 
Rafael Guzman

7.19.16
Date

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

County of Riverside } ss

On July 16, 2016, before me, Angela Ferreira,
notary public, personally appeared, Rafael Guzman

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

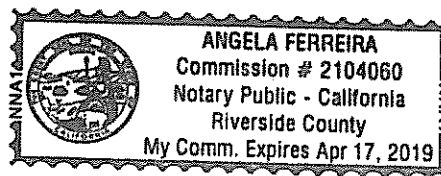


EXHIBIT "A"
LEGAL DESCRIPTION

Project: P16-0059
Por. A.P.N.: 249-160-017

PARCEL B

That certain real property located in the City of Riverside, County of Riverside, State of California, described as follows:

Lot 10 of Tract 14072, as shown by map on file in Book 117, Pages 82 through 84 of Maps, Records of Riverside County, California.

EXCEPTING THEREFROM the westerly 33.85 feet of said Lot 10.

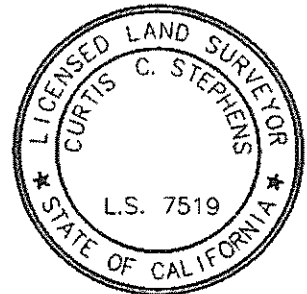
PARCEL C

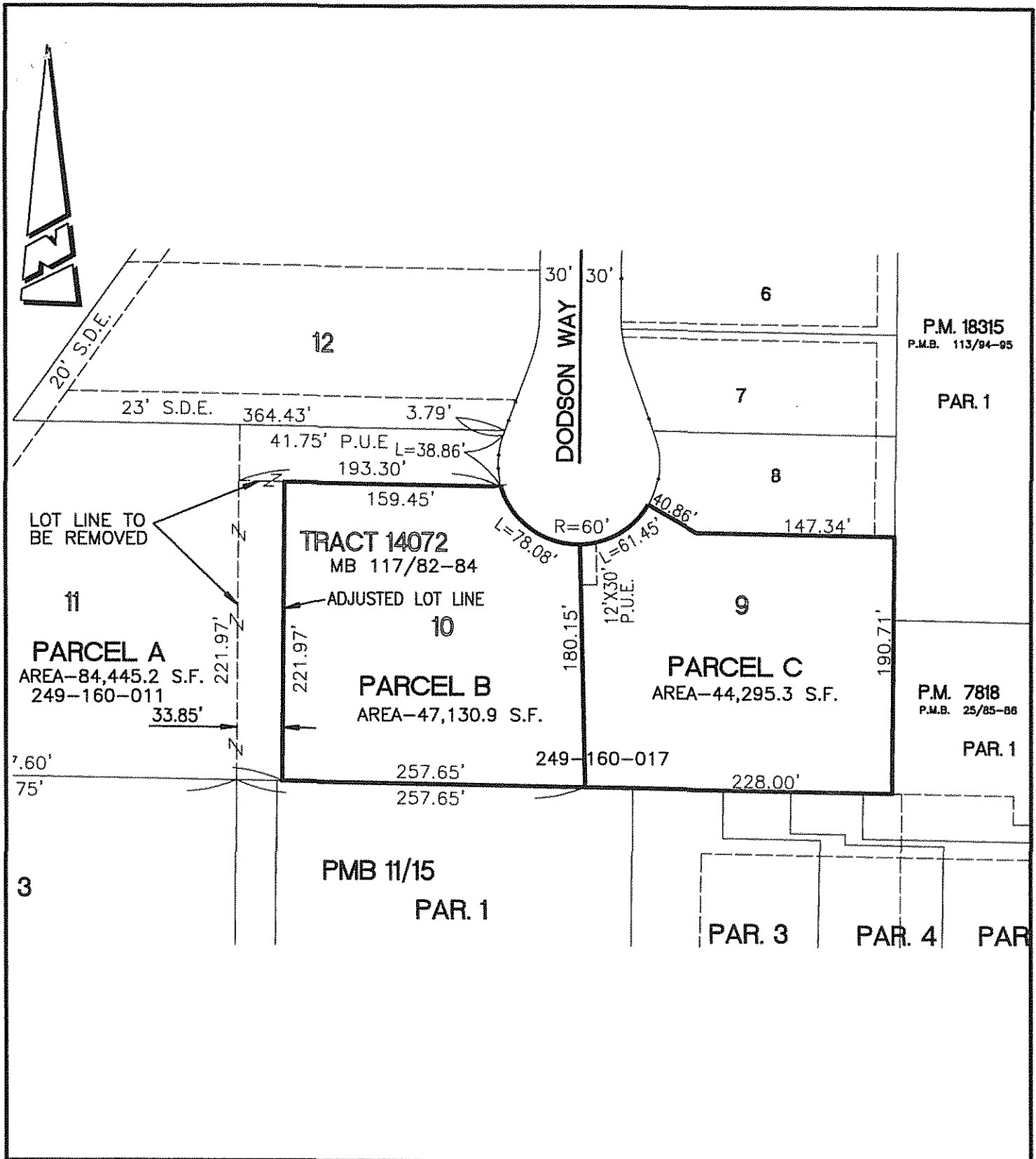
That certain real property located in the City of Riverside, County of Riverside, State of California, described as follows:

Lot 9 of Tract 14072, as shown by map on file in Book 117, Pages 82 through 84 of Maps, Records of Riverside County, California.

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

Curtis C. Stephens 7/18/16 Date CS Prep. CS
Curtis C. Stephens, L.S. 7519





• CITY OF RIVERSIDE, CALIFORNIA •

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SHEET 1 OF 1

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DRAWN BY: CURT

DATE: 7/18/16

SUBJECT: P16-0059 - PARCELS B & C - LOT LINE ADJUSTMENT

LL-P16-0059