

Recording requested by:

DOCUMENTARY  
TRANSFER TAX = \$0.00  
NO CONSIDERATION

**2017-0411334**

10/04/2017 10:47 AM Fee: \$ 24.00

Page 1 of 4

Recorded in Official Records  
County of Riverside  
Peter Aldana  
Assessor-County Clerk-Recorder



And when recorded, mail to:

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

110

FOR RECORDER'S OFFICE USE ONLY

<sup>CO</sup>  
Project: P17-0600  
APN: 193-132-008 and 193-132-014  
Address: 8389 Mount Hood, Riverside, CA

**LL- P17-0600  
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 CONSOLIDATION**

Property Owner(s): **M.A.H.L. Standard Business Storage Solutions, 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 Consolidation is hereby issued creating the **ONE (1)** parcel 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.**

**CITY APPROVAL:**

CITY OF RIVERSIDE  
PUBLIC WORKS – SURVEY DIVISION

Curtis C. Stephens, L.S. 7519  
City Surveyor



By: Curtis C. Stephens 10/3/17  
Curtis C. Stephens, L.S. 7519 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.

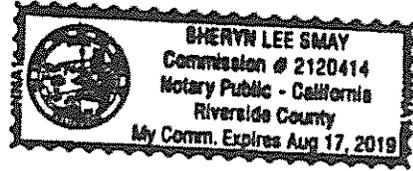
State of California  
County of RIVERSIDE } ss

On October 3, 2017, before me, SHERYN LEE SMAY,  
notary public, personally appeared, CURTIS C. STEPHENS,  
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.

Sheryn Lee Smay  
Notary Signature



**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

Assessor's Parcel Numbers 193-132-008 and 193-132-014  
Address: 8389 Mount Hood Road  
Lot Consolidation

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

That portion of Lot 1 in Block 7 of the land of the Riverside Land and Irrigating Company, as shown by map on file in Book 1, Page 72 of Maps, Records of San Bernardino County, California:

**BEGINNING** at the most Southerly corner of said Lot 1 of Block 7 of the Riverside Land and Irrigating Company;

**THENCE** North 34°00' West along the Southwesterly line of said Lot 1, 428.30 feet; to the corner of Parcel 1 as shown on Record of Survey on file in Book 36, Page 35 of Records of Survey, Records of Riverside County, California, said corner being 233.16 feet Southeasterly of the most Westerly corner of said Record of Survey;

**THENCE** North 56°08'45" East, 146.57 feet along Parcel 1 of said Record of Survey on file in Book 36, Page 35 to the Westerly corner of Parcel 1 as shown on Record of Survey on file in Book 9, Page 55 of Records of Survey, Records of Riverside County, California;

**THENCE** South 38°12' East along the Westerly line of Parcels 1, 2 and 3 of said Record of Survey on file in Book 9, Page 55, 362.00 feet;

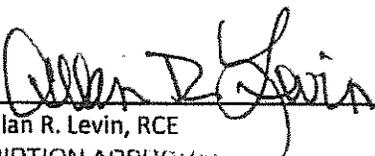
**THENCE** South 61°10' East along the Southwesterly line of Parcel 3 of said Record of Survey on file in Book 9, Page 55, 75.40 feet to the Southerly corner of said Parcel 3;

**THENCE** South 55°59' West, 207.30 feet to the most Southerly corner of said Lot 1 and the **POINT OF BEGINNING**.

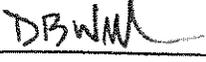
**SUBJECT THERETO** an easement and right-of-way for public street and highway purposes together with rights to construct maintain utilities, sewers, drains and other improvements, recorded January 25, 2012, as Doc. No.2012-0033692.

The above described parcel contains 70,466 square feet (1.618 acres) gross, 66,449 square feet (1.536 acres) net, more or less.

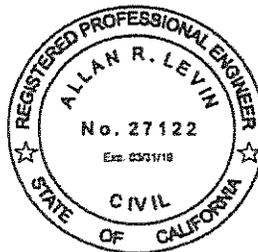
This legal description has been prepared by me, or under my direction, in conformance with the Professional Land Surveyor's Act.

  
Allan R. Levin, RCE

DESCRIPTION APPROVAL:

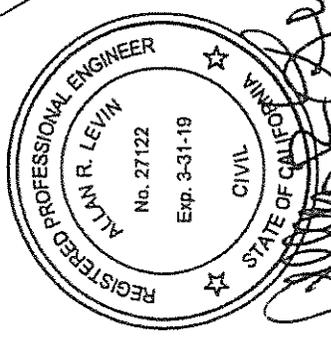
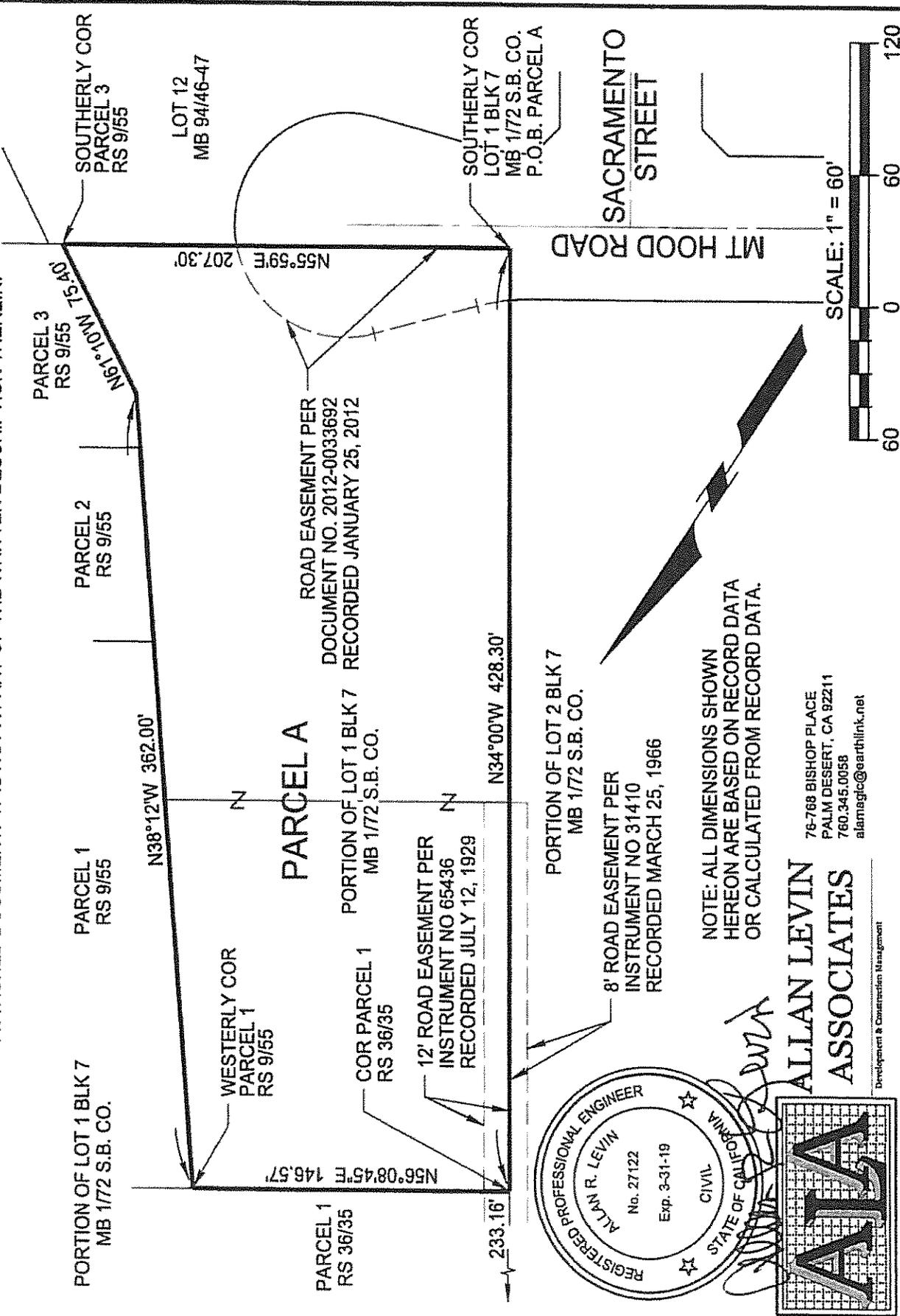
BY:  DATE: 9/25/2017

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



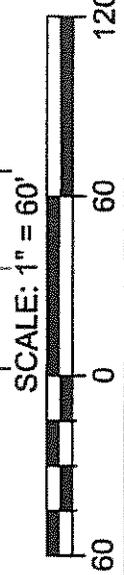
LL-P17-0600

THIS EXHIBIT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.



ALLAN LEVIN  
ASSOCIATES  
76-768 BISHOP PLACE  
PALM DESERT, CA 92211  
760.345.0058  
alr@allanlevin.net

NOTE: ALL DIMENSIONS SHOWN  
HEREON ARE BASED ON RECORD DATA  
OR CALCULATED FROM RECORD DATA.



LL - P17-0600