

248674

Recording requested by:

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City of Riverside
Public Works Department
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Riverside, California 92522

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JUL 26 1989

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William S. Egan
Recorder

Fees \$

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PROJECT: PMW-5-890

PLANNING COMMISSION
of the
CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE

Property Owner(s): LA SIERRA-ARLINGTON, LTD., a CALIFORNIA LIMITED PARTNERSHIP

Pursuant to Section 18.38.030 of the Riverside Municipal Code, the Planning Commission of the City of Riverside hereby declares that on July 6, 1989, a waiver of parcel map for lot line adjustments was granted to the above-referenced property owner(s) to create the parcels of real property hereinafter described located in the City of Riverside, County of Riverside, State of California, which parcels thereby created comply with the California Subdivision Map Act and Title 18 of the Riverside Municipal Code.

See EXHIBIT "A", Parcel 1 and Parcel 2, attached.

This action does not supersede, modify or affect any requirement of provisions of the Riverside Municipal Code pertaining to building or zoning regulations.

PLANNING COMMISSION OF THE
CITY OF RIVERSIDE

MERLE G. GARDNER
PLANNING DIRECTOR

Dated: July 14, 1989

By *Robert C. Mease*
ROBERT C. MEASE
PRINCIPAL PLANNER

CSL ENGINEERING, INC.
 119 N. MAPLE STREET, SUITE "N"
 CORONA, CALIFORNIA 91720
 DATE: JUNE 5, 1989

SHEET 1 OF 2 SHEETS

JOB NUMBER 133x

EXHIBIT "A"

Parcel Map Waiver for Tract 23320, Lots 38 & 39

LEGAL DESCRIPTION FOR LOT LINE ADJUSTMENT
 BETWEEN LOTS 38 AND 39 OF TRACT 23320

PARCEL 1

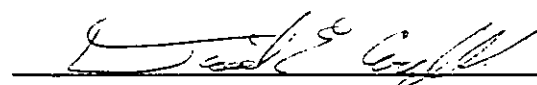
New Description for Lot 38

That portion of lot 38 of Tract 23320, in the City of Riverside, County of Riverside, State of California, as per Map recoded in Book 195, page 18 through 21 inclusive of Maps, in the Office of the County Recorder of said County described as follows:

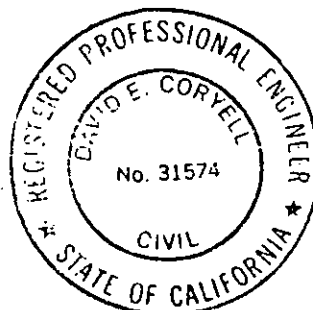
Beginning at the most northerly point of said Lot 38,
 Thence South $33^{\circ}59'55''$ East along the northeasterly line of said lot, a distance of 78.78 feet to a point therein;
 Thence South $14^{\circ}39'55''$ East a distance of 36.25 feet to the beginning of a non-tangent curve concaved to the south with a radial bearing of North $07^{\circ}48'47''$ East and having a radius of 51.00 feet, said curve being the northerly right-of-way of Mimosa Tree Court as shown on said map;
 Thence west along said curve through a central angle of $56^{\circ}48'42''$ an arc length of 50.57 feet to a point therein;
 Thence South $41^{\circ}00'05''$ West a distance of 19.46 feet to the southwest line of said Lot 38;
 Thence North $33^{\circ}59'55''$ West along said southwest line, a distance of 106.77 feet to a point therein;
 Thence North $56^{\circ}00'05''$ East a distance of 78.00 feet to the Point of Beginning;

Area of said parcel is 7976.5 sq. ft.

PREPARED UNDER THE SUPERVISION OF


DATE: 6-5-89

DAVID E. CORYELL, RCE 31574
 EXPIRES: DEC. 31, 1992



DESCRIPTION APPROVAL 7/11/89
George P. Hutchinson by F
 SURVEYOR, CITY OF RIVERSIDE

CSL ENGINEERING, INC.
 119 N. MAPLE STREET, SUITE "N"
 CORONA, CALIFORNIA 91720
 DATE: JUNE 5, 1989

SHEET 2 OF 2 SHEETS

JOB NUMBER 133x

EXHIBIT "A"

-CONTINUED-

Parcel Map Waiver for Tract 23320, Lots 38 & 39

LEGAL DESCRIPTION FOR LOT LINE ADJUSTMENT
 BETWEEN LOTS 38 AND 39 OF TRACT 23320

PARCEL 2

New Description for Lot 39

Lot 39 along with a portion of lot 38 of Tract 23320, in the City of Riverside, County of Riverside, State of California, as per Map recoded in Book 195, page 18 through 21 inclusive of Maps, in the Office of the County Recorder of said County more picturally described as follows:

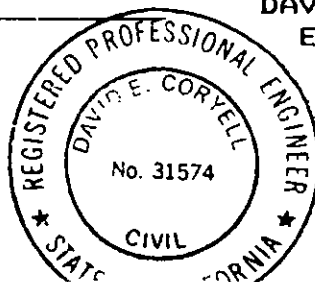
Beginning at the most northerly point of said Lot 39,
 Thence South $33^{\circ}59'47''$ East along the northeasterly line of said Lot 39, a distance of 151.00 feet to the most easterly point of said Lot 39;
 Thence South $56^{\circ}00'05''$ West along the southeasterly line of said lot, a distance of 63.97 feet to the beginning of a non-tangent curve concaved to the southwest with a radial bearing of North $56^{\circ}00'05''$ East and having a radius of 51.00 feet, said curve being the northerly right-of-way of Mimosa Tree Court as shown on said map;
 Thence westerly along said curve through a central angle of $48^{\circ}11'18''$ an arc length of 42.89 feet to a point therein;
 Thence North $14^{\circ}39'55''$ West a distance of 36.25 feet to a point on the southwesterly line of said Lot 39;
 Thence North $33^{\circ}59'55''$ West along said southwesterly line, a distance of 78.78 feet to a point therein;
 Thence North $56^{\circ}00'05''$ East a distance of 68.97 feet to the Point of Beginning.

Area of said parcel is 10628.38 sq. ft.

PREPARED UNDER THE SUPERVISION OF


DATE: 6-5-89

DAVID E. CORYELL, RCE 31574
 EXPIRES: DEC. 31, 1992



DESCRIPTION APPROVAL 7/11/89
George P. Hutchinson by F
 SURVEYOR, CITY OF RIVERSIDE