

027836

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JAN 27 1995

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

Recorded in Official Records
of Riverside County, California

Recorder
Fees \$

FREE RECORDING
(Government Code 6103)

FOR RECORDER'S OFFICE USE ONLY

Project: PW-007-934
Central Ave. @ Wilderness Ave.

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DR

PLANNING COMMISSION
of the
CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE

Property Owner(s): The CITY OF RIVERSIDE, a municipal corporation of the State of California.

Pursuant to Section 18.38.030 of the Riverside Municipal Code, the Planning Commission of the City of Riverside, California, hereby declares that on November 4, 1993, a waiver of parcel map for a lot line adjustment was granted for the real property as described in Exhibit "A" attached hereto and incorporated herein by this reference, located in the City of Riverside, County of Riverside, State of California, which real property as described in said Exhibit "A" thereby created 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.

PLANNING COMMISSION OF THE
CITY OF RIVERSIDE

STEPHEN J. WHYLD
PLANNING DIRECTOR

Dated: January 26, 1995

By J. Craig Aaron
CRAIG AARON
PRINCIPAL PLANNER

GENERAL ACKNOWLEDGEMENT

State of California }
County of Riverside } ss

On Jan. 26, 1995, before me Margaret I. Archambault
(date) (name)

a Notary Public in and for said State, personally appeared

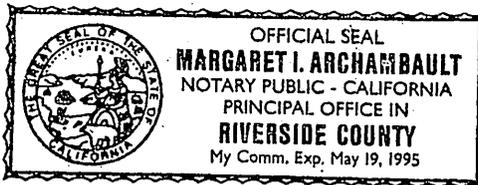
J. Craig Aaron

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.

Margaret I. Archambault
Signature



HELI.PMW

OPTIONAL SECTION

CAPACITY CLAIMED BY SIGNER

- () Attorney-in-fact
- () Corporate Officer(s)

Title _____

Title _____

- () Guardian/Conservator
- (XX) Individual(s)
- () Trustee(s)
- () Other

- () Partner(s)
- () General
- () Limited

The party(ies) executing this document is/are representing:

EXHIBIT "A"

That portion of Lot 19 in Block 33, Lot 1 in Block 36, Kincaid Avenue (vacated), and that portion of that certain unnamed street known as Marion Street (vacated) all of Tract No. 5 of the Riverview Addition to the City of Riverside, as shown by map on file in Book 7, Page 7 of Maps, records of Riverside County, California, **together with** Parcels 1 and 2 of Parcel Map 21321, as shown by map on file in Book 137, Pages 24 and 25 of Parcel Maps, records of said Riverside County, and that portion of the West Half of Section 31, Township 2 South, Range 5 West of the Rancho La Sierra, as shown by map on file 6, Page 70 of Maps, records of said Riverside County, described as follows:

BEGINNING at the northeast corner of said Parcel 2;

THENCE South $0^{\circ}42'25''$ West, along the easterly line of said Parcel 2 and along the southerly prolongation of said easterly line, a distance of 616.66 feet;

THENCE North $76^{\circ}16'35''$ West, along a line parallel with the East-West Runway 9R-27L, a distance of 648.28 feet;

THENCE North $1^{\circ}00'58''$ West, along a line parallel with the northerly prolongation of the North-South Runway 16-34, a distance of 493.27 feet to the southerly line of that certain parcel of land described in deed to the City of Riverside by document recorded May 11, 1962, as Instrument No. 44437 of Official Records of said Riverside County; said southerly line also being the southerly line of Central Avenue as shown by said Parcel Map 21321;

THENCE South $89^{\circ}17'36''$ East, along said southerly line, a distance of 392.00 feet to the beginning of a tangent curve concaving southerly and having a radius of 1456.00 feet;

THENCE easterly to the right along said curve through a central angle of $10^{\circ}03'54''$ an arc length of 255.77 feet to the POINT OF BEGINNING.

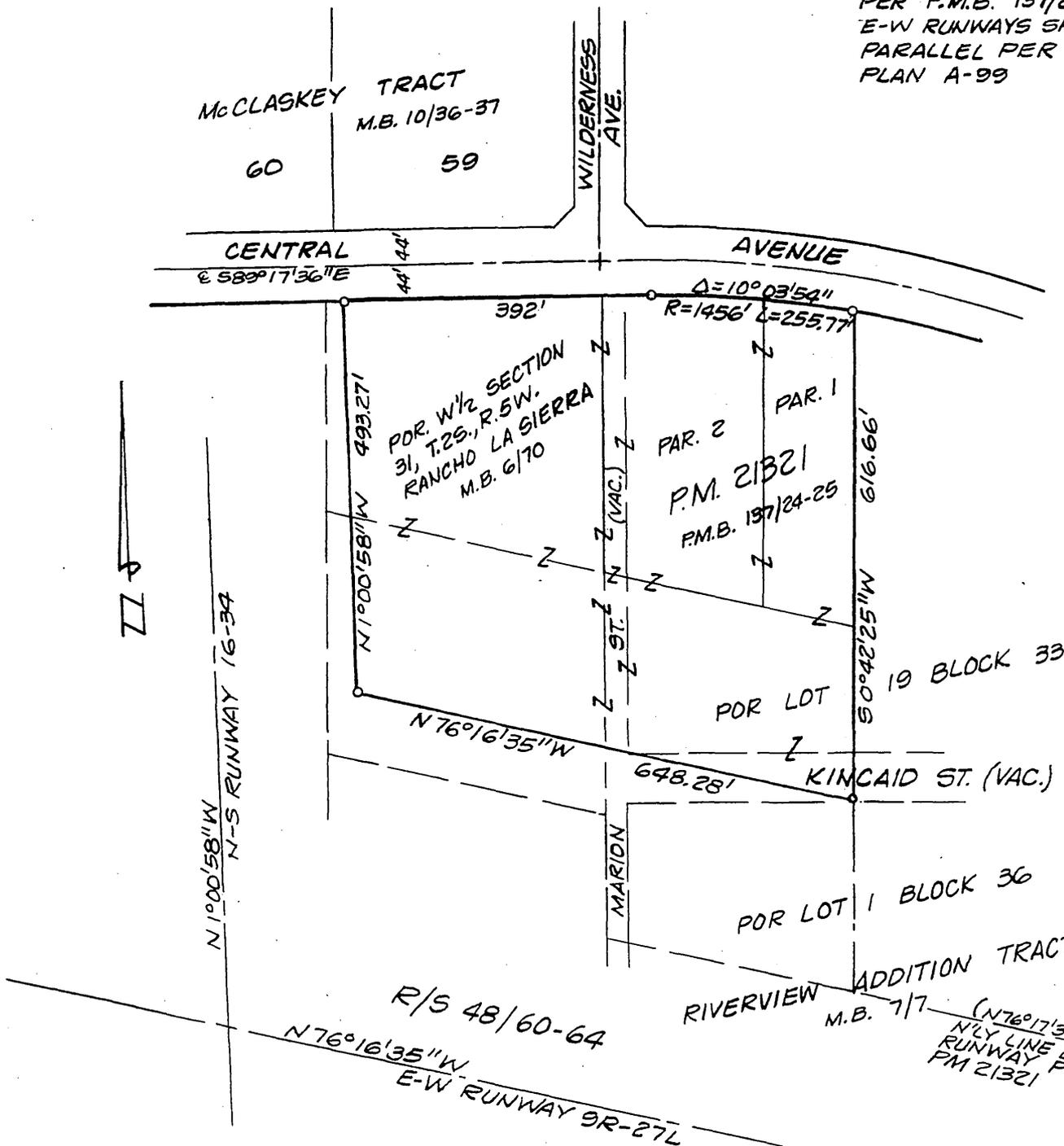
Area - 8.25 acres, more or less.

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


 Mark S. Brown, L.S. 5655 Date Prep. Kap
 License Expires 9/30/95



NOTES:
 BEARINGS & DISTANCES
 PER IMPROVEMENT PLAN
 A-96
 BEARINGS SHOWN ()
 PER P.M.B. 137/25
 E-W RUNWAYS SHOWN
 PARALLEL PER LAYOUT
 PLAN A-99



• 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

4/8-9

SCALE: 1" = NTS

DRAWN BY KGS DATE 1/18/95

SUBJECT PMW-7-934