

46935

equ l by:

When recorded, mail to:

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

RECEIVED FOR RECORD
AT 11:00 O'CLOCK A.M.

At Request of
Jurupa Avenue Co.

Book 1984, Page 46935

MAR - 7 1984

Recorded in Official Records
of Riverside County, California

William S. Somaly
Recorder

Fees \$

This space for Recorder's use

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PLANNING COMMISSION
of the
CITY OF RIVERSIDE

CERTIFICATE OF COMPLIANCE
(Waiver of Parcel Map C.O.C. 3-834)

Property Owner(s): JURUPA AVENUE COMPANY

Pursuant to Section 18.38.030 of the Riverside Municipal Code, the Planning Commission of the City of Riverside hereby declares that on August 18, 1983, a waiver of parcel map for a lot line adjustment was granted for the following described real property located in the City of Riverside, County of Riverside, State of California, which property thereby created complies with the California Subdivision Map Act and Title 18 of the Riverside Municipal Code.

See attached description.

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

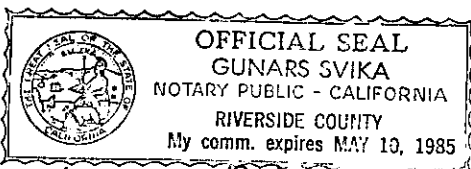
MERLE G. GARDNER
PLANNING DIRECTOR

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

Dated: FEB. 28, 1984

STATE OF CALIFORNIA) SS
COUNTY OF RIVERSIDE)

On this 28TH day of FEBRUARY, in the year 1984, before me, *GUNARS SVIKA* a Notary Public in and for said county and state, personally appeared *ROBERT C. MEASE* personally known to me to be the person who executed this instrument as PRINCIPAL PLANNER of the City of Riverside on behalf of the Planning Commission of the City of Riverside and acknowledged to me that said Planning Commission executed the same.



Gunars Svika
Notary Public in and for said County and State

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That portion of Government Lot 1 in Section 28 Township 2 South, Range 5 West, San Bernardino Meridian, as shown by United States Government Survey, also as shown by map on file in Book 2, Page 2 of Maps, San Bernardino County Records, described as the westerly 100 feet of the easterly 250 feet of that certain $1\frac{1}{2}$ acre tract of land as conveyed to A. W. Peters and A. A. Howell by Deed recorded November 21, 1923 in Book 595, Page 12 of Deeds, Riverside County Records.

Said property having a frontage of 100 feet on Jurupa Avenue, the westerly line of said parcel of land being parallel with the easterly line of said $1\frac{1}{2}$ acres.

Together with Parcel 2 of Record of Survey on file in Book 43, Page 32 of Records of Survey, Riverside County Records:

EXCEPTING therefrom that portion described as beginning at the southeast corner of said Parcel 2;

THENCE Westerly along the southerly line of said Parcel, 21 feet;

THENCE Northerly and parallel with the easterly line of said Parcel 2, 72 feet;

THENCE Easterly and parallel with the southerly line of said Parcel 2, 21 feet to said easterly line;

THENCE Southerly, along said easterly line, 72 feet to the point of beginning.

ALSO EXCEPTING therefrom the portion thereof included in Jurupa Avenue on the north.

DESCRIPTION APPROVAL
BY *George J. Hutchins* 2/27/84 BY *[Signature]*
REGISTRAR