

291032

Recording requested by:

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

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AUG - 6 1990

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William S. Borczyk
Recorder
Fees \$

FOR RECORDER'S OFFICE USE ONLY

PROJECT: PMW-28-890

PLANNING COMMISSION
of the
CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE

Property Owner(s): TILLIE HARRIS, a widow, as to one-half interest, and TILLIE HARRIS, Trustee of Trust under Will of Edward Harris, deceased

Pursuant to Section 18.38.030 of the Riverside Municipal Code, the Planning Commission of the City of Riverside hereby declares that on January 18, 1990, 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 real property thereby created complies with the California Subdivision Map Act and Title 18 of the Riverside Municipal Code.

Parcel 1

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: June 4, 1990

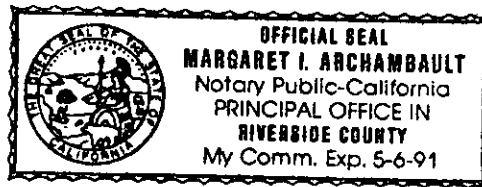
By *Kenneth R. Gutierrez*
KENNETH R. GUTIERREZ
PRINCIPAL PLANNER

STATE OF CALIFORNIA)
)ss.
COUNTY OF RIVERSIDE)

On this 4th day of June , in the year 1990 , before me,
 Margaret I. Archambault a Notary Public in and for said
county and state, personally appeared Kenneth R. Gutierrez
 , 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.

 Margaret I. Archambault
Notary Public in and for said County and State

1087u/k



PARCEL "A" (AFTER R/W DEDICATIONS)

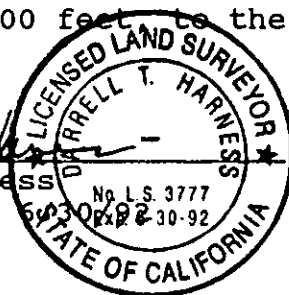
That portion of Lot 30, Lot 31, and Lot 34, S.C.C.A. Lands, as shown by map of file in book 7, page 3, of Maps, records of San Bernardino County, California, being more particularly described as follows:

Beginning at the corner common to Lots 30, 31, 34, and 35 of said S.C.C.A. Lands; Thence S 61°03'55" E, a distance of 164.96 feet, to the Northwesterly right-of-way line of Main Street, having a half-width of fifty (50) feet; Thence S 28°52'50" W, along said right-of-way line, a distance of 155.00 feet; Thence S 61°07'10" E, a distance of 0.50 feet, to the Northwesterly right-of-way line of said Main Street, having a half-width of forty-nine and one-half (49.50) feet; Thence S 28°52'50" W, along said right-of-way line a distance of 69.50 feet, Thence N 61°03'55" W, a distance of 212.33 feet, to the beginning of a non-tangent curve concave Easterly and having a radius of 701.78 feet, a radial bearing to said point bears S 89°44'43" W; Thence Southerly, along the arc of said curve, through a central angle of 07°00'22", a distance of 85.81; Thence N 29°00'00" E, a distance of 21.67 feet; Thence S 61°03'55" E, a distance of 9.03 feet, to the beginning of a non-tangent curve concave Easterly and having a radius of 681.78 feet, a radial bearing to said point bears S 83°45'35" W; Thence Southerly, along the arc of said curve through a central angle of 18°50'10", a distance of 224.14, to the Northwesterly right-of-way line of said Main Street, having a half-width of fifty (50) feet;

PARCEL "A" (AFTER R/W DEDICATION, CONT.)

Thence S 28°52'50" W, along said right-of-way line, a distance of 72.68 feet, to the beginning of a non-tangent curve concave Easterly and having a radius of 741.78 feet, a radial bearing to said point bears S 61°37'07" W; Thence Northerly, along the arc of said curve, through a central angle of 10°57'33", a distance of 141.88; Thence N 25°32'18" W, a distance of 35.00 feet; Thence N 16°38'00" W, a distance of 36.40 feet; Thence S 29°00'00" W, a distance of 72.99 feet; Thence N 61°04'22" W, a distance of 164.22 feet to the Southeasterly right-of-way line of Market Street, having a half-width of fifty (50) feet; Thence N 28°52'01" E, along the right-of-way line of said Market Street, a distance of 391.92 feet; Thence N 61°23'15" E, a distance of 32.49 feet; Thence N 87°58'25" E, a distance of 100.86 feet; Thence N 61°03'55" E, a distance of 61.30 feet; Thence S 29°00'00" W, a distance of 25.00 feet to the Point of Beginning.

Darrell T. Harness
 Darrell T. Harness
 L.S. 3777 Exp. 6/30/92



DESCRIPTION APPROVAL 5/25/90
George P. Hutchinson by F
 SURVEYOR, CITY OF RIVERSIDE



E MARKET STREET

N 28°52'01"E 365.24

LOT 2 BK. 10B
FHT NO. 4 M.B. 1/46-47

Δ=07°00'22"
R=701.78
L=85.81
T=42.98

N.E. QUINE LOT 1
BK. 1 FHT NO. 4
M.B. 1/46-47

N 61°04'22"W 181.22

S 29°00'00"W 72.99 N 29°00'00"E 21.67

S 29°00'00"W 25.00

S.C.C.A.
M.B. 7/35.B. CO. LOT 31

N 61°23'15"E 64.11
N 87°58'25"E 100.85
S 61°03'55"E 61.30
LOT 34

N 29°32'18"W 135.00
N 18°38'00"W 38.40
CRESCENT CITY RR. R/W

Δ=18°53'17"
R=881.78
L=224.78
T=113.41

S 61°03'55"E 9.03
N 61°03'55"W 212.33

S 59°45'15"E 151.11
S.C.C.A. M.B. 7/35.B. CO. LOT 31

LOT 30
R.O.B.

LOT 35

NORTH MAIN TR. M.B. 6/30

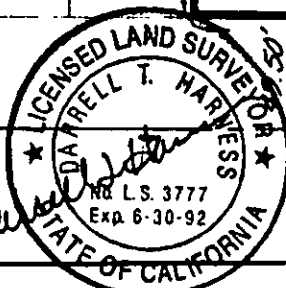
24 23 22 21 20 19 18 2

72.64
S 28°52'50"W

S 28°52'50"W 224.50

E MAIN STREET

E POPLAR AVENUE



• 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" = 60'

DRAWN BY P.G.N. DATE 5/14/90

SUBJECT PARCEL MAP WAIVER

3958-A

PMW 28-890