

32003

Recording requested by:

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

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FEB 15 1985

Recorded in Official Records
of Riverside County, California

William E. Smith
RECORDER
Fee \$

(E.P.)

FOR RECORDER'S OFFICE USE ONLY

PROJECT: CERTIFICATE OF COMPLIANCE FOR MP-9-834

PLANNING COMMISSION
of the
CITY OF RIVERSIDE

CERTIFICATE OF COMPLIANCE

Property Owner(s): RIVERSIDE COUNTY PUBLISHING CO.

Pursuant to Section 18.38.030 of the Riverside Municipal Code, the Planning Commission of the City of Riverside hereby declares that on June 7, 1984, 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.

That certain parcel of land situated in Sections 31 and 32, Township 2 South, Range 5 West, San Bernardino Meridian, being a portion of Lots 54, 55 and 56 of McClaskey Tract as shown by map filed in Book 10, page 37 of Maps, Records of Riverside County, California also being all of Parcels 1, 2 and 3 as described by Certificate of Compliance, recorded May 30, 1984 as Instrument No. 114561, Official Records of said Riverside County and also being all of Parcel 1 of Parcel Map on file in Book 9 of parcel maps at page 19 thereof, Records of said Riverside County, being more particularly described as a whole as follows:

BEGINNING at the northwest corner of Lot 54 of said McClaskey Tract, said point being in the southerly line of Jurupa Avenue, 60 feet wide, as shown by said McClaskey Tract;

THENCE along said southerly line of Jurupa Avenue North 83° 39' 59" East, 1575.86 feet to the northeast corner of Parcel 1 of said Parcel Map.

THENCE along the easterly line of said Parcel 1, South 0° 44' 44" West, 757.22 feet to the southeast corner of said parcel said corner being in a curve concave northerly, having a radius of 691.78 feet. The radial line at said corner bears North 8° 40' 48" West;

THENCE along said curve, through a central angle of 9° 24' 03", an arc distance of 113.50 feet; to a point in the southerly line of said Parcel 1;

THENCE North 89° 16' 45" West, along said southerly line 50.36 feet to the southwest corner of said Parcel 1;

THENCE along the southerly line of said Lot 56 North 89° 17' 52" West, 182.78 feet to its intersection with a curve concave northeasterly, having a radius of 459.276 feet. The radial line at said point bears North 18° 56' 41" East;

THENCE leaving last said southerly line, northwesterly, along said curve through a central angle of 23° 32' 55", an arc distance of 188.76 feet;

THENCE North 47° 30' 24" West, 21.57 feet to the westerly line of said Lot 56.

THENCE continuing North 47° 30' 24" West, 75.05 feet to the beginning of a tangent curve, concave southwesterly, having a radius of 459.276 feet;

THENCE northwesterly, along said curve through a central angle of 41° 47' 28" an arc distance of 334.99 feet to a point that is 275.00 feet northerly, measured at right angles from the southerly line of said Lot 55;

THENCE parallel with said southerly line North 89° 17' 52" West, 240.39 feet to the westerly line of said Lot 55;

THENCE parallel with the southerly line of said Lot 54 of said McClaskey Tract North 89° 17' 52" West, 216.34 feet to the beginning of a tangent curve, concave southeasterly, having a radius of 459.276 feet;

THENCE southwesterly, along said curve through a central angle of 9°57'31", an arc distance of 79.83 feet;

THENCE South 80°44'37" West, 144.29 feet to the easterly line of Acorn Street (formerly north Van Buren Street), 60 feet wide, as shown on said McClaskey Tract;

THENCE along said easterly line North 0° 56' 49" East, 330.31 feet to the Point of Beginning.

EXCEPTING therefrom that portion quitclaimed to the City of Riverside by Instrument No. 110054, recorded May 23, 1984, Official Records of said County and that portion conveyed to the City of Riverside by deed, recorded July 2, 1973 as Instrument No. 86856, Official Records of said County.

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

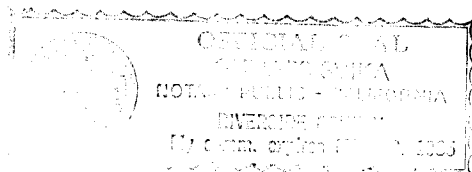
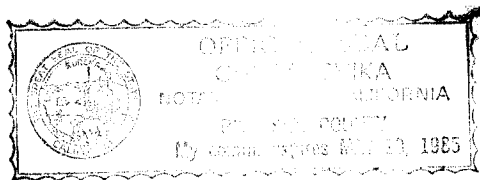
Dated: FEBRUARY 14, 1985

STATE OF CALIFORNIA)
)ss.
COUNTY OF RIVERSIDE)

On this 14TH day of FEBRUARY, in the year 1985, before me, GUNARS SVIRA 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.

[Signature]
Notary Public in and for said County and State

3M/Bs - 1/M6/Qb



DESCRIPTION APPROVAL
George P. [Signature]
1985

ACORN STREET

JURUPA AVENUE

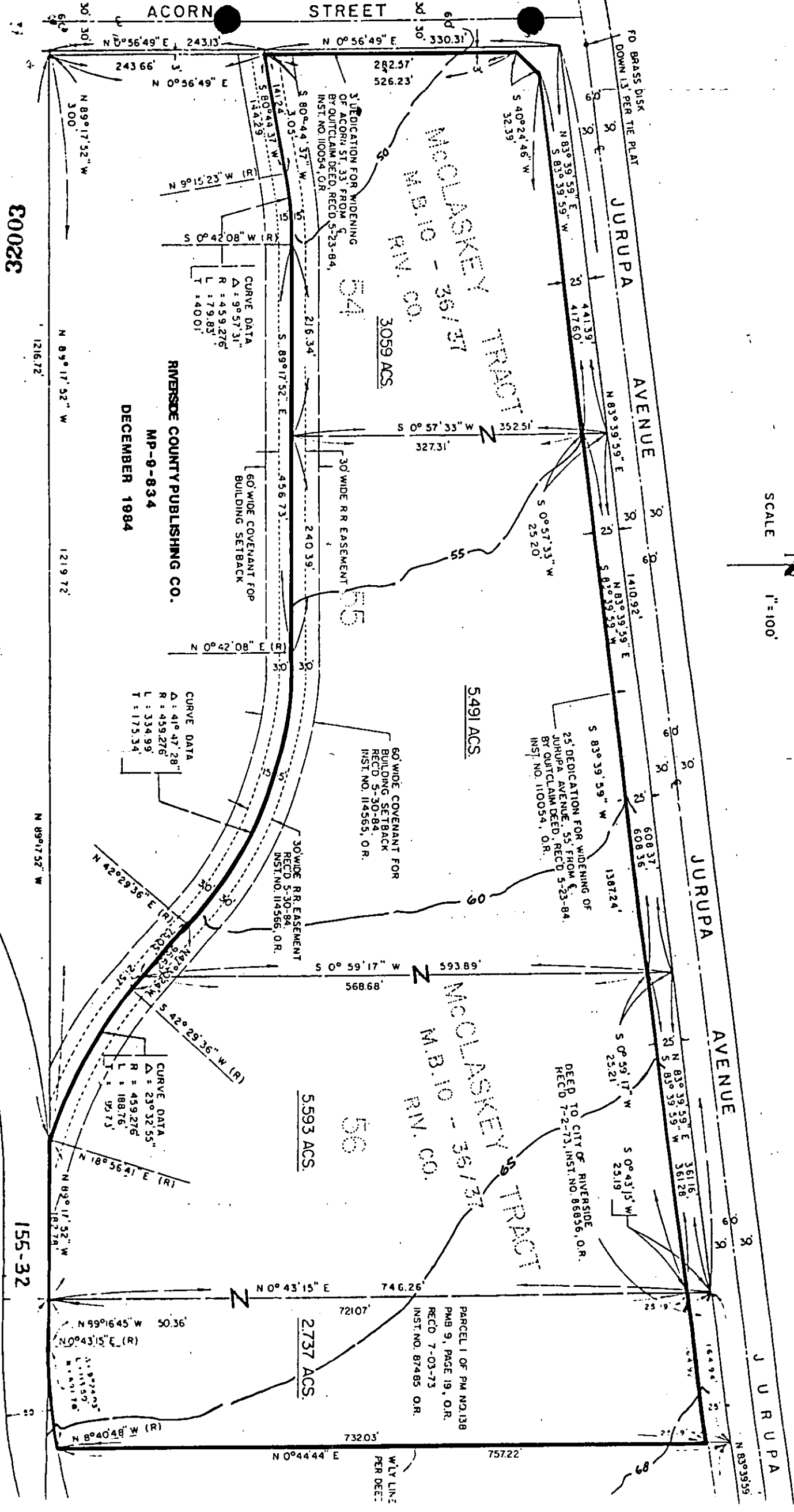
JURUPA AVENUE

JURUPA

30022C

RIVERSIDE COUNTY PUBLISHING CO.
MP-9-834
DECEMBER 1984

SCALE
1"=100'



McCLASKEY TRACT
M.B. 10 - 36/37
P.M. CO.
3059 ACS.

5491 ACS.

McCLASKEY TRACT
M.B. 10 - 36/37
P.M. CO.

5593 ACS.

2737 ACS.

PARCEL 1 OF P.M. NO. 138
P.M.B. 9, PAGE 19, O.R.
RECD 7-03-73
INST. NO. 87485 O.R.

W/LY LINE
PER DEC.