

32721

Recording requested by:  
Ogilby Eaton Scott III  
8476 Lucas Street  
Riverside, CA 92504  
And when recorded, mail to:

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

RECEIVED FOR RECORD  
Min. Past 10 clock A.M.

FEB - 1 1989  
Records in Official Records  
of Riverside County, California  
William E. Strong  
RECORDER  
Fees \$

FOR RECORDER'S OFFICE USE ONLY

PROJECT: PMW-54-834

PLANNING COMMISSION  
of the  
CITY OF RIVERSIDE  
CERTIFICATE OF COMPLIANCE

Property Owner(s): OGILBY EATON SCOTT III and PATRICIA M. SCOTT, husband and wife as joint tenants

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 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.

PARCEL 1

Lot 19, TOGETHER with a portion of Lot 18 of the Harmony Dale Tract as shown by map on file in Book 27 of Maps, at pages 59 and 60, records of Riverside County, California, being more particularly described as follows:

BEGINNING at the most westerly corner of said Lot 19, said point also being on the southerly right-of-way of Lucas Street;

THENCE South 09° 35' 52" East, a distance of 39.54 feet;

THENCE South 02° 30' 59" East, a distance of 60.77 feet;

THENCE South 83° 28' 32" West, a distance of 113.13 feet to a point in the southwesterly line of said Lot 18;

THENCE South 33° 59' 42" East, along said southwesterly line, a distance of 108.90 feet to the most southerly corner of said Lot 18;

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THENCE North 55° 59' 33" East, along the southerly boundary of said Lots 18 and 19, a distance of 200.73 feet to the most easterly corner of said Lot 19;

THENCE North 34° 02' 15" West, along the northeasterly boundary of said Lot 19, a distance of 152.92 feet to the most northerly corner of said Lot 19, being a point in a non tangent curve concave southeasterly having a radius of 20.00 feet, a radial line to said point bears North 41° 32' 53" West;

THENCE along the boundary of said Lot 19 and along said non tangent curve, southerly through a central angle of 27° 49' 05", an arc distance of 9.71 feet to a point of reverse curvature with a curve concave northwesterly having a radius of 45.00 feet; a radial line to said point bears North 69° 21' 58" West;

THENCE continuing along the boundary of said Lot 19 and along said last mentioned curve, southwesterly through a central angle of 57° 49' 21", an arc distance of 45.41 feet to the most westerly corner of said Lot 19, also being the POINT OF BEGINNING.

#### PARCEL 2

That portion of Lot 18 of the Harmony Dale Tract on file in Book 27 of Maps, Pages 59 and 60, records of Riverside County, California, being more particularly described as follows:

BEGINNING at the most northerly corner of said Lot 18, said point also being on the westerly right-of-way of Vance Street;

THENCE South 37° 02' 42" West, along the northwesterly line of said Lot 18 a distance of 130.13 feet to the southwesterly line of said Lot 18;

THENCE South 33° 59' 42" East, along said southwesterly line a distance of 20.34 feet;

THENCE North 83° 28' 32" East, a distance of 113.13 feet;

THENCE North 02° 30' 59" West, a distance of 60.77 feet;

THENCE North 09° 35' 52" West, a distance of 39.54 feet to the northeasterly corner of said Lot 18, being a point in a non tangent curve concave northeasterly having a radius of 45.00 feet; a radial line to said point bears North 11° 32' 37" West;

THENCE along the boundary of said Lot 18 and along said non tangent curve northwesterly through a central angle of 48° 35' 19", an arc distance of 38.16 feet to the most northerly corner of said Lot 18, also being the POINT OF BEGINNING.

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

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PLANNING COMMISSION OF THE  
CITY OF RIVERSIDE

MERLE G. GARDNER  
PLANNING DIRECTOR

Dated: January 26, 1989

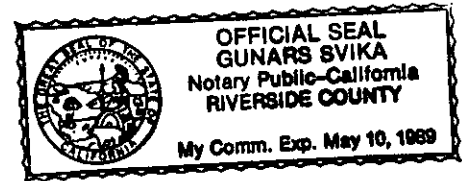
By Robert C. Mease  
ROBERT C. MEASE  
PRINCIPAL PLANNER

STATE OF CALIFORNIA)  
                                  )ss.  
COUNTY OF RIVERSIDE)

On this 26<sup>TH</sup> day of JANUARY, in the year 1989, before me,  
GUNARS SVIKA a Notary Public in and for said  
county and state, personally appeared ROBERT C. MEASE  
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 Sviks  
Notary Public in and for said County and State

311.12/m - legal.398/b



DESCRIPTION APPROVAL 1/26/89  
George P. Hutchinson by GA  
SURVEYOR, CITY OF RIVERSIDE