

230109

Recording requested by:

230109

And when recorded, mail to:

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

RECEIVED FOR RECORDER  
Min. Past 0'clock M

JUL - 8 1991

Recorded in Official Records  
of Riverside County, California

Will [Signature] Recorder  
Fees \$ [Signature]

FOR RECORDER'S OFFICE USE ONLY

PROJECT: PMW - Tract 21074  
Mitchell Avenue N'ly of Arlington Avenue

PLANNING COMMISSION  
of the  
CITY OF RIVERSIDE  
CERTIFICATE OF COMPLIANCE

Property Owner(s): LYDIA YOLANDA GARLAND

Pursuant to Section 18.38.030 of the Riverside Municipal Code, the Planning Commission of the City of Riverside hereby declares that on September 5, 1985, 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

That portion of the Southeast quarter of Section 34, Township 2 South, Range 6 West, San Bernardino Base and Meridian, described as follows:

COMMENCING at the northeasterly corner of Twin Buttes Block, as shown by Map on file in Book 10, page 39 of Maps, Records of Riverside County, California;

THENCE on the easterly line of Lot "F" (Mitchell Avenue) of the Alhambra Add., as shown on Map on file in Book 11, pages 78 and 79 of Maps, Records of Riverside County, California, bearing North 01° 53' 00" East, 1376 feet, from the TRUE POINT OF BEGINNING.

THENCE continuing North 01° 53' 00" East, 219.70 feet;

THENCE South 86° 00' 00" East, 515.50 feet;

Please record for the benefit of the City of Riverside

[Signature]  
Property Services Manager

THENCE South  $01^{\circ} 53' 00''$  West, 213.54 feet to a point in the easterly extension of the northerly line of the parcel conveyed to Fred G. Clark and Neva Jo Clark, by deed filed for record April 15, 1948 as Instrument No. 2141;

THENCE North  $86^{\circ} 41' 00''$  West, 515.30 feet to the TRUE POINT OF BEGINNING;

EXCEPTING therefrom for road purposes a strip of land 10 feet in width along the westerly line thereof and a strip of land 15 feet in width along the southerly line thereof.

Said property is also shown on Record of Survey on file in Book 20, Page 80 of Records of Survey, Records of Riverside County, California.

TOGETHER WITH that portion of the Southeast Quarter of Section 34, Township 2 South, Range 6 West, San Bernardino Base and Meridian, as shown by map of La Sierra Rancho on file in Book 6, Page 70 of Maps, Records of Riverside County, State of California, described as follows:

COMMENCING at a point in the centerline of Arlington Avenue, as conveyed to the County of Riverside by deed recorded February 4, 1925 in Book 629, page 55 of Deeds, Records of Riverside County, California, said point being the northeasterly corner of Twin Buttes Block as shown by map on file in Book 10, page 39 of Maps, Records of Riverside, County, California;

THENCE North  $01^{\circ} 53' 00''$  East, 1100 feet from the point of beginning, to a point being on the westerly line of that certain parcel of land conveyed to Samuel P. Shores and Virginia W. Shores by deed recorded December 30, 1943 in Book 611, Page 121 of Official Records of Riverside County, State of California;

THENCE continuing North  $01^{\circ} 53' 00''$  East, along the westerly line of said Parcel, 276 feet;

THENCE South  $86^{\circ} 41' 49''$  East, 515.49 feet to the TRUE POINT OF BEGINNING.

THENCE proceeding North  $01^{\circ} 52' 57''$  East, 214.08 feet;

THENCE South  $86^{\circ} 04' 43''$  East, 8.86 feet;

THENCE due South 213.36 feet to a point of tangency with a curve, concave to the West, having a radius of 570.00 feet;

THENCE southerly along said curve 0.92 feet, through a central angle of  $00^{\circ} 05' 31''$ ;

THENCE North  $86^{\circ} 41' 49''$  West, 15.90 feet to the TRUE POINT OF BEGINNING.

This document is being recorded to supersede Certificate of Compliance document recorded March 13, 1986, as Instrument No. 57898 of Official Records of Riverside County, California.

DESCRIPTION APPROVAL 7/5/91  
George P. Hutchinson by WF  
 SURVEYOR, CITY OF RIVERSIDE





57898

Recording requested by:

And when recorded, mail to:

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

RECEIVED FOR RECORD  
AT 8:30 O'CLOCK A.M.  
At Request of  
FIRST AMERICAN TITLE COMPANY  
OF RIVERSIDE

MAR 13 1986

Recorded in Official Records  
of Riverside County, California

*William E. Stanley*  
RECORDER  
Fees \$ 9

FOR RECORDER'S OFFICE USE ONLY

PROJECT: PMW - Tract 21074  
Mitchell Avenue N'ly of Arlington Avenue  
PLANNING COMMISSION  
of the  
CITY OF RIVERSIDE  
CERTIFICATE OF COMPLIANCE

*VOID!  
RE-RECORDED  
7/13/91  
INST. NO. 230109  
WS*

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9/3

57898

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DESCRIPTION APPROVED

by George P. Hutchinson 3/19/86 WF  
Surveyor

