

Recording requested by:

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Surveyor's Office
City of Riverside
Public Works Department
3900 Main Street
Riverside, California 92522

DOC # 2000-330900

08/24/2000 08:00A Fee:21.00

Page 1 of 6

Recorded in Official Records

County of Riverside

Gary L. Orso

Assessor, County Clerk & Recorder



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Project: CO-001-990
A.P.N. 209-172-014

CO - 001-990

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CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE

Property Owner(s): WILLIAM JOHN WARKENTIN and DONNA JESSEE WARKENTIN,
husband and wife as joint tenants.

Pursuant to Section 66499.35(b) of the Government Code of the State of California, and Section 18.39 of the Riverside Municipal Code, the real property located in the City of Riverside, County of Riverside, State of California, as described in Exhibit "A" attached hereto and incorporated herein by this reference, is hereby issued this Certificate of Compliance.

THIS CERTIFICATE RELATES ONLY TO ISSUES OF COMPLIANCE OR NONCOMPLIANCE WITH THE SUBDIVISION MAP ACT AND LOCAL ORDINANCES ENACTED PURSUANT THERETO INCLUDING TITLE 18 OF THE RIVERSIDE MUNICIPAL CODE. THE PARCEL DESCRIBED HEREIN MAY BE SOLD, LEASED, OR FINANCED WITHOUT FURTHER COMPLIANCE WITH THE SUBDIVISION MAP ACT OR ANY LOCAL ORDINANCE ENACTED PURSUANT THERETO.

THE ISSUANCE OF THIS CERTIFICATE OF COMPLIANCE DOES NOT SUPERSEDE, MODIFY, OR AFFECT ANY REQUIREMENTS OF THE BUILDING OR ZONING REGULATIONS OF THE CITY OF RIVERSIDE. DEVELOPMENT OF THE PARCEL MAY REQUIRE ISSUANCE OF A PERMIT OR PERMITS, OR OTHER GRANT OR GRANTS OF APPROVAL.

ZONING ADMINISTRATOR
CITY OF RIVERSIDE

STEPHEN J. WHYLD
PLANNING DIRECTOR

By: Craig Aaron 7-21-00
PRINCIPAL PLANNER DATE

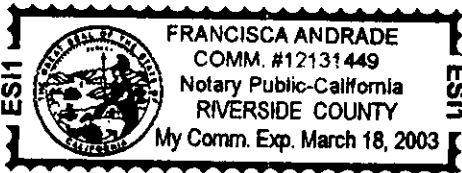
GENERAL ACKNOWLEDGEMENT

State of California
County of Riverside } ss

On July 25, 2000, before me Francisca Andrade
(date) (name)

a Notary Public in and for said State, personally appeared
Craig Aaron
Name(s) of Signer(s)

personally known to me - OR - proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



WITNESS my hand and official seal.

Francisca Andrade
Signature

OPTIONAL SECTION

CAPACITY CLAIMED BY SIGNER

- () Attorney-in-fact
- () Corporate Officer(s)
Title _____
Title _____
- () Guardian/Conservator
- () Individual(s)
- () Trustee(s)
- () Other

- () Partner(s)
() General
() Limited

The party(ies) executing this document is/are representing:

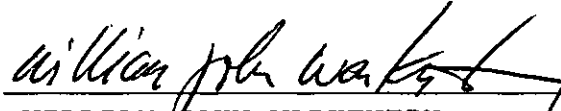
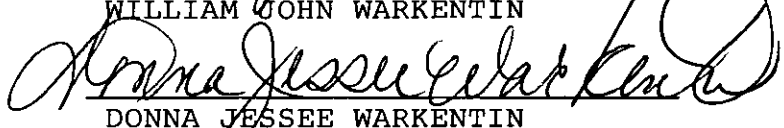


2000-330900
08/24/2000 08:00A
2 of 6

**ACKNOWLEDGMENT OF CERTIFICATE OF COMPLIANCE
CONSENT TO RECORD**

THIS IS TO CERTIFY that I(we), hereby consent to the recordation of the attached CERTIFICATE OF COMPLIANCE and understand that the real property(ies) described therein (is) are recognized by the City of Riverside as (an) individual parcel(s) pursuant to Section 66412 Government Code of the State of California and Section 18.37 of the City of Riverside Municipal Code. I(We) also agree that the individual parcel(s) therein described, unless modified in conformance with applicable State Code or City Ordinance, must be transferred as (an) individual parcel(s) and that we hereby intend that any sale, lease, transfer, or foreclosure on any part of any the individual parcel(s) shall be presumed to include all of said individual parcel(s) as described therein.

Dated 8/23/00


WILLIAM JOHN WARKENTIN

DONNA JESSEE WARKENTIN

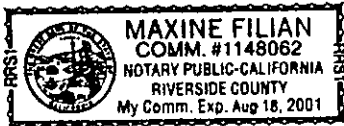
GENERAL ACKNOWLEDGEMENT

State of California
County of RIVERSIDE } ss

On 8/23/00, before me MAXINE FILIAN
(date) (name)

a Notary Public in and for said State, personally appeared
WILLIAM JOHN WARKENTIN & DONNA JESSEE WARKENTIN
Name(s) of Signer(s)

personally known to me - OR - proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



WITNESS my hand and official seal.


Signature

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- () Attorney-in-fact
- () Corporate Officer(s)
Title _____
Title _____
- () Guardian/Conservator
- () Individual(s)
- () Trustee(s)
- () Other

- () Partner(s)
 - () General
 - () Limited

The party(ies) executing this document is/are representing:



EXHIBIT "A"

That certain parcel of land located in the City of Riverside, County of Riverside, State of California, described as a separate parcel in a document recorded July 26, 1991, as Instrument Number 255279 and described in said document as follows:

PARCEL 1

The real property located in the City of Riverside, County of Riverside, California, described as follows:

Those portions of Lots 24, 25, 26 and 28 of the OVERLOOK RIDGE TRACT, as shown by Map on file in Book 4, page 94 of Maps, Riverside County Records, described as follows:

BEGINNING at the Southwesterly corner of Lot 28;

THENCE Northerly, on the Westerly line of said Lot 28, a distance of 15 feet, more or less, to the Southwesterly corner of that certain parcel conveyed to Olla J. Slack, by Deed filed for record June 23, 1939 as Instrument No. 2978;

THENCE Southeasterly, on the Southwesterly line of said parcel to the Southeasterly corner thereof;

THENCE Northerly, on the Easterly line of said parcel to the Northeasterly corner thereof, also being the Southeast corner of Lot 30 in the Overlook Ridge Tract;

THENCE Northerly, between Lots 24 and 30, a distance of 40.65 feet;

THENCE Northerly, between Lots 23 and 24, a distance of 32.5 feet to a point 160 feet from the Northwest corner of said Lot 24;

THENCE Southeasterly, parallel with Ridge Road as shown on said Map, across Lots 24, 25 and 26, to the Easterly line of Lot 26;

THENCE Southerly, on the Easterly line of Lot 26, to the most Easterly corner of that certain parcel conveyed to C. S. Wilson and Pearla L. Wilson, husband and wife, by Deed filed for record October 7, 1937 as Instrument No. 376;

THENCE Westerly, along the Northerly line of said parcel conveyed to C. S. Wilson, et ux., 30 feet to the most Northerly corner thereof;

THENCE Southerly, along the Westerly line of said parcel conveyed to C. S. Wilson, et ux., 20 feet to the Southerly line of Lot 26;

THENCE Westerly, on the Southerly line of Lot 26, to the most Easterly line of Lot 28;

THENCE Southerly, on the Easterly line of Lot 28, a distance of 60 feet to the Southeast



corner of said Lot 28;

THENCE Westerly, on the Southerly line of Lot 28, a distance of 212 feet to the Northeasterly corner of Lot 29 as shown on the said Map;

THENCE Westerly on the Northerly line of Lot 29, a distance of 44.2 feet to the Northwest corner of Lot 29 and the POINT OF BEGINNING.

The City of Riverside makes no warranty as to discrepancies, defects, or conflicts in boundary lines, shortage in area, encroachments, adverse claims, or any other facts that a correct survey and/or research of public records would disclose.

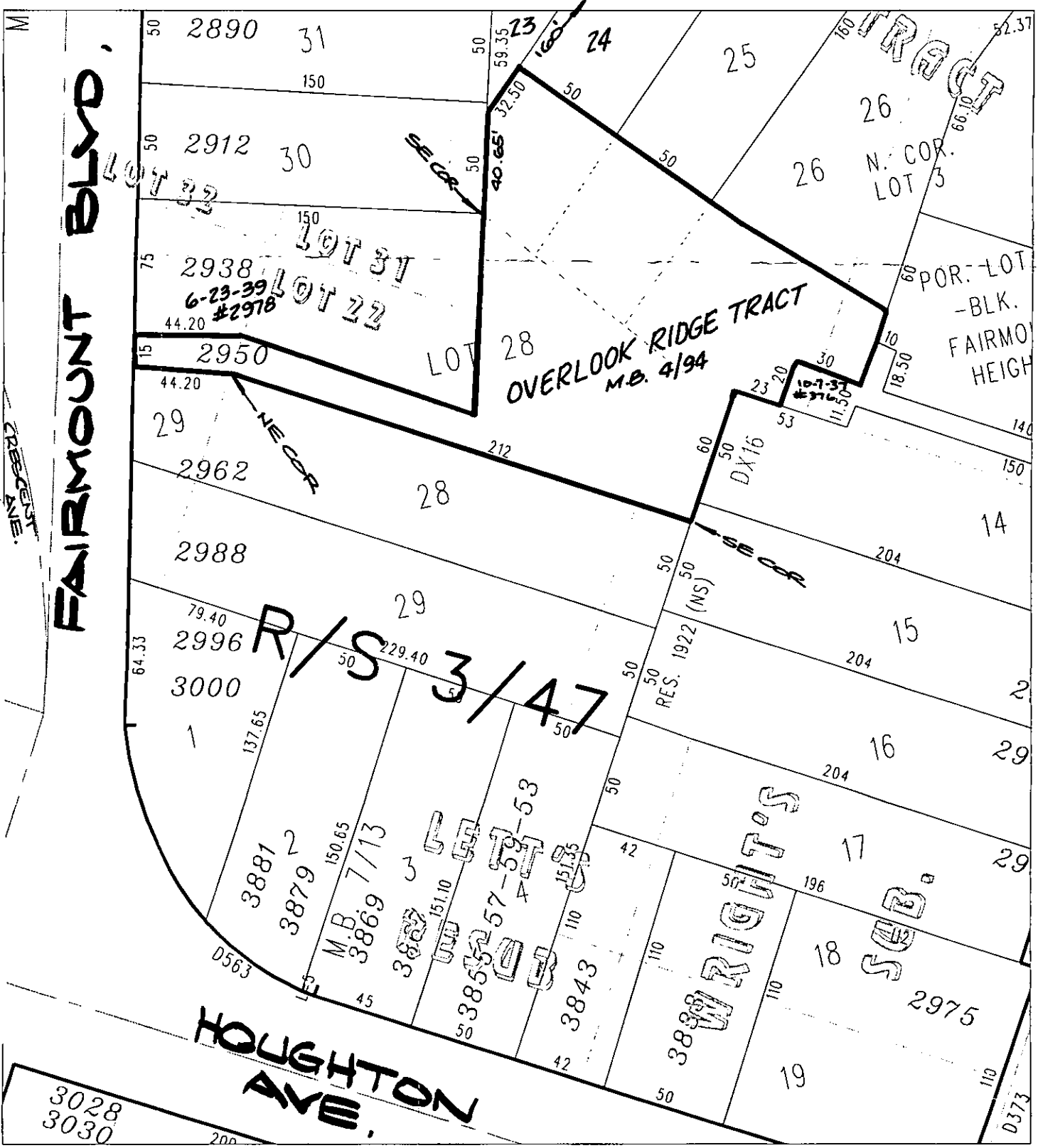
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DESCRIPTION APPROVAL 7/20/2000
K. Stewart
for SURVEYOR, CITY OF RIVERSIDE by _____



2000-330900
08/24/2000 08:00A
5 of 6

2000-336900
08/24/2000 08:00A
6 of 6



◆ 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: skn

Date: 07/21/00

Subject: CO-001-990 - 2950 FAIRMOUNT BLVD.

CO-001-990