

Recording requested by:

DOC # 2003-150819

03/04/2003 08:00A Fee:15.00

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Recorded in Official Records

County of Riverside

Gary L. Orso

Assessor, County Clerk & Recorder



DOCUMENTARY TRANSFER TAX = \$0.00

When recorded mail to:

SURVEYOR, CITY OF RIVERSIDE
PUBLIC WORKS DEPARTMENT
City Hall, 3900 Main Street
Riverside, California 92522

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FOR RECORDER'S OFFICE USE ONLY 16)

Project: VC-003-023

A.P.N. 141-161-017

CO-013-023



CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE

Property Owner(s): URSULA G. LUNDGREN

Pursuant to Section 66499.35(a) 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, complies with the applicable divisions of the California Subdivision Map Act and Title 18 of the Riverside Municipal Code and 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.

ORIGINAL

ZONING ADMINISTRATOR
CITY OF RIVERSIDE

GERALD JAMRISKA, AICP
INTERIM PLANNING DIRECTOR

By John A Swiecki 1/14/03
PRINCIPAL PLANNER DATE
John A. Swiecki

GENERAL ACKNOWLEDGEMENT

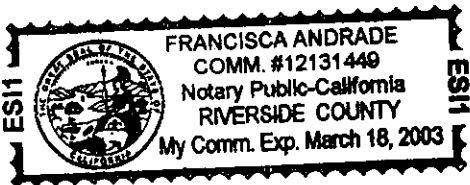
State of California }
County of Riverside } ss

On 1-14-03, before me Francisca Andrade
(date) (name)

A Notary Public in and for said State, personally appeared

John A. Swiecki
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:



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EXHIBIT A

Project: VC-003-023
Lundgren - All

That portion of Lot 7, Block 61 of La Sierra Heights, Tract No. 2 as shown by map on file in Map Book 7, page 66 thereof, records of Riverside County, California, described as follows:

Parcel 4 as shown by Record of Survey on file in Record of Survey Book 46, Page 33 thereof, records of Riverside County California;

together with that portion of Lot 7, Block 61 of La Sierra Heights, Tract No. 2 as shown by map on file in Map Book 7, page 66 thereof, records of Riverside County, California, described as follows:

Beginning at the centerline intersection of Norwood Avenue and Golden Avenue;

Thence South 63°27'00" West along the centerline of Norwood Avenue a distance of 44.01 feet to a line parallel with and 44.00 feet southwesterly as measured at right angles from the centerline of Golden Avenue, said line also being the northwesterly prolongation of the southwesterly line of Golden Avenue as shown by Record of Survey on file in Record of Survey Book 46, page 33 thereof, records of Riverside County, California;

Thence South 27°45'45" East, along said parallel line a distance of 42.59 feet to the Point of Beginning;

Thence South 74°56'27" East, a distance of 15.00 feet to a line parallel with and 33.00 feet southwesterly as measured at right angles from the centerline of Golden Avenue;

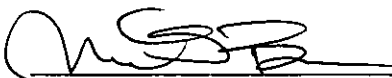
Thence South 27°45'45" East along said parallel line a distance of 192.57 feet to a point on the southwesterly line of Parcel 4 as shown by said Record of Survey on file in Record of Survey Book 46, page 33 thereof;

Thence South 62°42'45" West along said southwesterly line of Parcel 4, a distance of 11.00 feet to said southwesterly line of Golden Avenue as shown by Record of Survey on file in Record of Survey Book 46, page 33 thereof;

Thence North 27°45'45" West along said southwesterly line of Golden Avenue, a distance of 202.77 feet to the True Point of Beginning.

Excepting therefrom that portion lying northerly of the easterly prolongation of the northerly line of Parcel 4 as shown by Record of Survey on file in Record of Survey Book 46, Page 33 thereof, records of Riverside County California

This description was prepared by me or under my direction in conformance with the requirements of the Land Surveyors Act.


Mark S. Brown, L.S. 5655
License Expires 9/30/03

12/13/02
Date

