

RECORDED

DOC # 2013-0107854

03/05/2013 11:34A Fee:NC

Page 1 of 4

Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder

Recording requested by:

MAR 18 2013

Public Works



DOCUMENTARY TRANSFER TAX = \$0.00

NO CONSIDERATION

And when recorded, mail to:

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

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9.50

FOR RECORDER'S OFFICE USE ONLY

NOTE TO COUNTY RECORDER:

DO NOT ACCEPT FOR RECORDING IF AN ADDITIONAL COVER SHEET IS ATTACHED.

Project: Determination of Compliance
A.P.N. 141-250-011

CO- P13-0123

C
524

CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE

Property Owner(s): Iva N. Knoefler, as Trustee of the Iva N. Knoefler Living Trust (created by Declaration of Trust dated August 29, 2006).

Pursuant to Section 66499.35(a) of the Government Code of the State of California, and Section 18.120.030 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.

ZONING ADMINISTRATOR
CITY OF RIVERSIDE

Steve Hayes
City Planner

By: Steve Hayes 3/5/13
Steve Hayes Date

State of California

County of Riverside } ss

On March 5, 2013, before me, MERCEDES DAEMS,
notary public, personally appeared, Steve Hayes

who 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.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Mercedes Daems
Notary Signature

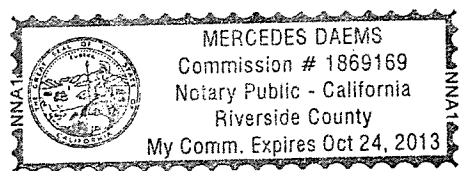




EXHIBIT "A"

That portion of certain parcel of land located in the City of Riverside, County of Riverside, State of California, being described as a separate parcel in a document recorded September 8, 2006, as Document No. 2006-0666696 of Official Records of Riverside County, California, and being a portion of a remnant of a parcel described in a document recorded March 4, 1949, in Book 1058, Page 296, et seq., of Official Records of said Riverside County. Said parcel is affected by Grant Deed in favor of Vincent Knoefler and Ray Knoefler by document recorded March 4, 1949, in Book 1056, Page 296, et seq., of Official Records of said Riverside County.

PARCEL 1

All that portion of Fractional Section 15, Township 3 South, Range 6 West, San Bernardino Base and Meridian, of a subdivision of Rancho La Sierra as shown by map in Book 6 Page 70 of Maps, records of Riverside County, California, described as measuring West from the westerly line of Pierce Street, at the northeast corner of that certain 5.17 acre parcel of land conveyed by deed to G. A. Knoefler and Lois E. Knoefler December 7, 1922 by W. J. Hole and Mary B. Hole, measuring;

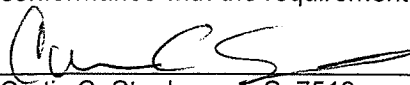

BEGINNING 165 ft. West and 20 ft. South of the center line of Amb's and Knoefler Streets; South 102.6 feet; West 32.5 feet; South 50 feet; THENCE West 10 feet; THENCE South 60 feet; THENCE West 65 feet; THENCE North 210 feet; THENCE East 109 feet to the POINT OF BEGINNING;

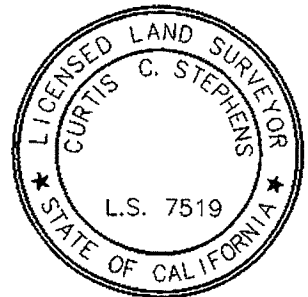
EXCEPTING THEREFROM any portion lying outside of the boundary of that certain parcel of land described in Grant Deed recorded March 4, 1949, in Book 1056, Page 296, et seq., of Official Records of said Riverside County;

ALSO EXCEPTING THEREFROM any portion included in Knoefler Drive.

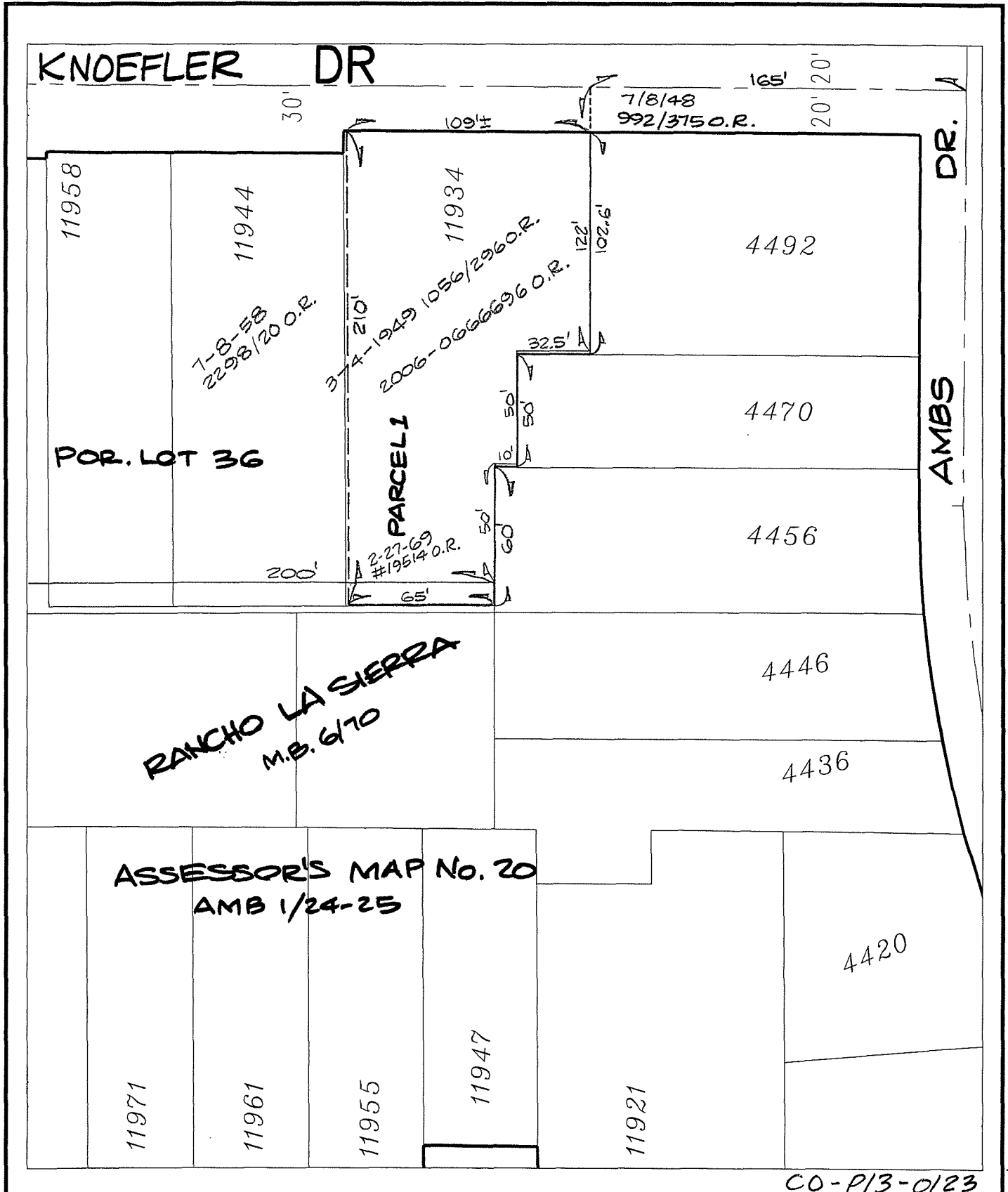
APN# 141-250-011

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

 2/25/13 Prep. 
Curtis C. Stephens, L.S. 7519 Date



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.



◆ **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: 02/19/13

Subject: CO P13-0123 11934 Knoefler Dr.