

DOC # 2013-0513865

10/29/2013 04:21P Fee:NC

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Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder

Recording requested by:



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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FOR RECORDER'S OFFICE USE ONLY

**NOTE TO COUNTY RECORDER:**

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

Project: P13-0395 COC  
Paseo / Lease Parcel  
A.P.N. 213-222-009, 013 & Alley

**CO-**

CITY OF RIVERSIDE  
CERTIFICATE OF COMPLIANCE

Property Owner(s): **CITY OF RIVERSIDE, a California charter city and municipal corporation.**

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

6/3/13  
Date

State of California


County of Riverside } ss

On ~~the~~ June 3, 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.

  
Notary Signature

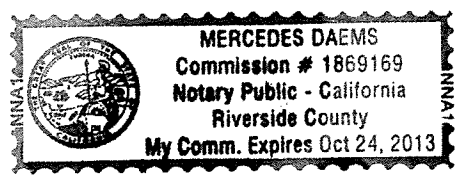




EXHIBIT "A"

**PARCEL 1**

IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, BEING THAT PORTION OF BLOCK 6, RANGE 7, AS SHOWN BY THE MAP OF THE TOWN OF RIVERSIDE, ON FILE IN MAP BOOK 7, PAGE 17 THEREOF RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA, AND BEING A PORTION OF PARCEL 'A' OF CERTIFICATE OF COMPLIANCE FOR LOT LINE ADJUSTMENT RECORDED SEPTEMBER 8, 2003, PER DOCUMENT NO. 2003-693298 OF OFFICIAL RECORDS OF SAID RIVERSIDE COUNTY, SAID PORTION BEING DESCRIBED AS FOLLOWS:

**BEGINNING** AT THE MOST NORTHERLY CORNER OF SAID PARCEL 'A';

THENCE SOUTHEASTERLY ALONG THE NORTHEASTERLY LINE OF SAID PARCEL 'A', A DISTANCE OF 157.50 FEET TO A POINT IN THE NORTHWESTERLY LINE OF MAIN STREET; SAID POINT ALSO BEING IN THE SOUTHEASTERLY BOUNDARY OF PARCEL 'A';

THENCE SOUTHWESTERLY, ALONG SAID NORTHWESTERLY LINE OF MAIN STREET, A DISTANCE OF 21.12 FEET TO THE NORTHEASTERLY LINE OF PARCEL 'B' OF SAID CERTIFICATE OF COMPLIANCE FOR LOT LINE ADJUSTMENT;

THENCE NORTHWESTERLY ALONG SAID NORTHEASTERLY LINE OF PARCEL 'B', A DISTANCE OF 126.50 FEET TO THE MOST NORTHERLY CORNER OF SAID PARCEL 'B';

THENCE SOUTHWESTERLY ALONG THE NORTHWESTERLY LINE OF SAID PARCEL 'B', A DISTANCE OF 27.88 FEET TO THE MOST WESTERLY CORNER OF SAID PARCEL 'B';

THENCE NORTHWESTERLY ALONG THE NORTHWESTERLY PROLONGATION OF THE SOUTHWESTERLY LINE OF PARCEL 'B', A DISTANCE OF 31.00 FEET TO THE NORTHWESTERLY LINE OF SAID PARCEL 'A';

THENCE NORTHEASTERLY ALONG SAID NORTHWESTERLY LINE OF PARCEL 'A', A DISTANCE OF 49.00 FEET TO THE **POINT OF BEGINNING**.

AREA: 4191 SQUARE FEET, MORE OF LESS.

**PARCEL 2**

IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, BEING THAT PORTION OF BLOCK 6, RANGE 7, AS SHOWN BY THE MAP OF THE TOWN OF RIVERSIDE, ON FILE IN MAP BOOK 7, PAGE 17 THEREOF RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA, AND BEING A PORTION OF PARCEL 'A' OF CERTIFICATE OF COMPLIANCE FOR LOT LINE ADJUSTMENT RECORDED SEPTEMBER 8, 2003, PER DOCUMENT NO. 2003-693298 OF OFFICIAL RECORDS OF SAID RIVERSIDE COUNTY, SAID PORTION BEING DESCRIBED AS FOLLOWS:



**BEGINNING** AT THE MOST WESTERLY CORNER OF SAID PARCEL 'A';

THENCE SOUTHEASTERLY ALONG THE SOUTHWESTERLY LINE OF SAID PARCEL 'A', A DISTANCE OF 59.07 FEET TO THE SOUTHEASTERLY BOUNDARY OF SAID PARCEL 'A';

THENCE NORTHEASTERLY, ALONG SAID SOUTHEASTERLY BOUNDARY, A DISTANCE OF 40.51 FEET TO AN ANGLE POINT IN SAID SOUTHEASTERLY BOUNDARY;

THENCE SOUTHEASTERLY CONTINUING ALONG SAID SOUTHEASTERLY BOUNDARY, A DISTANCE OF 5.30 FEET TO AN ANGLE POINT IN SAID SOUTHEASTERLY BOUNDARY;

THENCE NORTHEASTERLY CONTINUING ALONG SAID SOUTHEASTERLY BOUNDARY, A DISTANCE OF 60.49 FEET TO THE SOUTHWESTERLY LINE OF PARCEL 'B' OF SAID CERTIFICATE OF COMPLIANCE FOR LOT LINE ADJUSTMENT;

THENCE NORTHWESTERLY ALONG SAID SOUTHWESTERLY LINE OF PARCEL 'B' AND ALONG THE NORTHWESTERLY PROLONGATION OF SAID SOUTHWESTERLY LINE OF PARCEL 'B', A DISTANCE OF 64.37 FEET TO THE NORTHWESTERLY LINE OF SAID PARCEL 'A';

THENCE SOUTHWESTERLY ALONG SAID NORTHWESTERLY LINE, A DISTANCE OF 101.00 FEET TO THE **POINT OF BEGINNING**.

AREA: 6287 SQUARE FEET, MORE OF LESS.

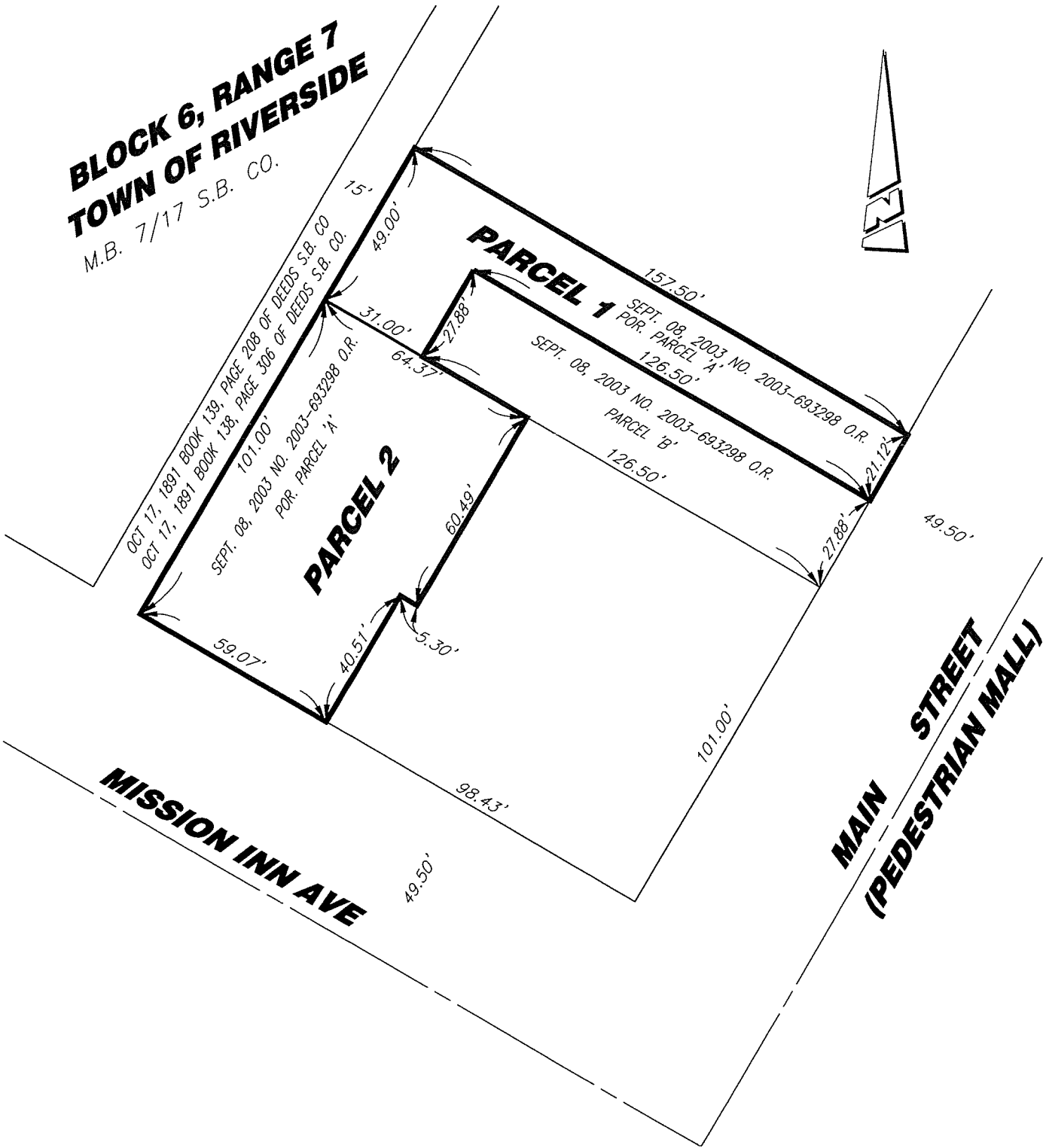
This description was prepared by me or under my direction in conformance with the requirements of the Land Surveyors Act.

Curtis C. Stephens 10/29/13 Prep. Kop  
Curtis C. Stephens, L.S. 7519 Date





**BLOCK 6, RANGE 7**  
**TOWN OF RIVERSIDE**  
M.B. 7/17 S.B. CO.



• 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"=40'

DRAWN BY: KEN DATE: 5/30/13

SUBJECT: P13-0395 - SUCCESSOR AGENCY PARCEL

CO-P13-0395