

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

DOC # 2014-0466964

12/08/2014 01:29P Fee:NC

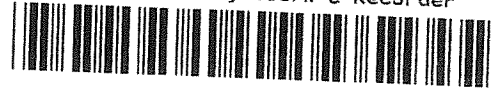
Page 1 of 4

Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder



S	R	U	PAGE	SIZE	DA	MISC	LONG	RFD	COPY
			4						
M	A	L	465	426	PCOR	NCOR	SMF	NCHG	EXAM
Nctfccc			Benefit of City			T:	CTY	UNI	540

Project: Washington Park Expansion  
POR. A.P.N. 235-110-013

**CO - P14-0400**

(b) C  
508

**CITY OF RIVERSIDE**  
**CERTIFICATE OF COMPLIANCE**

Property Owner(s): **PATHWAY CHRISTIAN CHURCH OF RIVERSIDE, CALIFORNIA**, a California nonprofit corporation.

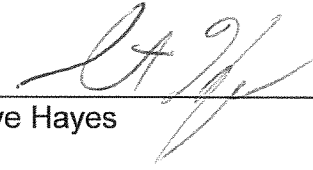
Pursuant to Section 66499.35(a) of the Government Code of the State of California, and Section 18.120.030 of the Riverside Municipal Code, the real property located in the City of Riverside, County of Riverside, State of California, as described in **Exhibit "A"** attached hereto and incorporated herein 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

6/3/14  
Date

State of California

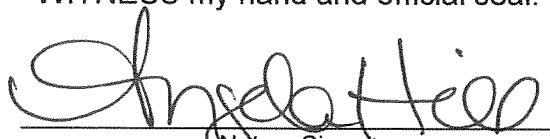
County of Riverside } ss

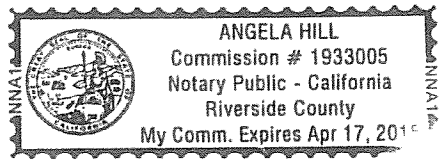
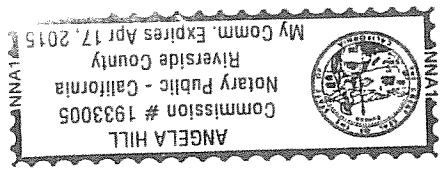
On June 3, 2014, before me, Angela Hill,  
notary public, personally appeared, Steve Hayes

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



2014-0466964  
12/08/2014 01:29P  
2 of 4



**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

**PARCEL 1**

ALL THAT CERTAIN REAL PROPERTY IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PARCEL A OF THE CITY OF RIVERSIDE CERTIFICATE OF COMPLIANCE AS DESCRIBED IN DOCUMENT NO. 2013-0552112, RECORDED NOVEMBER 22, 2013, RECORDS OF SAID COUNTY;

**EXCEPTING** THEREFROM THAT PORTION OF SAID PARCEL A BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

**BEGINNING** AT THE MOST SOUTHERLY CORNER OF SAID PARCEL A;

THENCE NORTH 34°00'00" WEST ALONG THE SOUTHWESTERLY LINE OF SAID PARCEL A, A DISTANCE OF 157.00 FEET TO THE MOST EASTERLY CORNER OF SAID PARCEL A;

THENCE NORTH 56°01'00" EAST ALONG THE NORTHWESTERLY LINE OF SAID PARCEL A, A DISTANCE OF 50.94 FEET;

THENCE SOUTH 33°58'04" EAST, A DISTANCE OF 8.63 FEET;

THENCE SOUTH 56°01'19" WEST, A DISTANCE OF 16.36 FEET;

THENCE SOUTH 33°58'41" EAST, A DISTANCE OF 20.30 FEET, TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE WESTERLY, HAVING A RADIUS OF 3.50 FEET FROM WHICH A RADIAL LINE OF SAID CURVE BEARS SOUTH 87°01'29" WEST;

THENCE SOUTHERLY AND SOUTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 27°59'40", AN ARC DISTANCE OF 1.71 FEET;

THENCE SOUTH 56°01'19" WEST, A DISTANCE OF 23.30 FEET;

THENCE SOUTH 33°58'41" EAST, A DISTANCE OF 83.00 FEET;

THENCE NORTH 56°01'19" EAST, A DISTANCE OF 16.30 FEET, TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 3.50 FEET FROM WHICH A RADIAL LINE OF SAID CURVE BEARS SOUTH 02°58'31" EAST;


THENCE EASTERLY AND SOUTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 58°59'50", AN ARC DISTANCE OF 3.60 FEET;

THENCE SOUTH 33°58'41" EAST, A DISTANCE OF 40.88 FEET TO THE SOUTHEASTERLY LINE OF SAID PARCEL A;

THENCE SOUTH 56°01'00" WEST ALONG SAID SOUTHEASTERLY LINE, A DISTANCE OF 28.02 FEET TO THE **POINT OF BEGINNING**.


CONTAINING 2.8857 ACRES, MORE OR LESS.

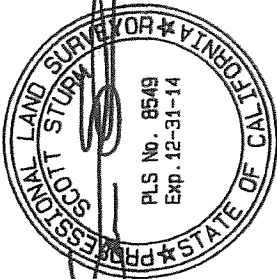
LUDWIG ENGINEERING ASSOCIATES, INC.  
PREPARED BY ME OR UNDER MY SUPERVISION

  
Scott Sturm, P.L.S. 8549                      Date 5-6-14  
Expires 12-31-14



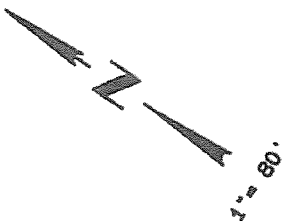
DESCRIPTION APPROVAL:

BY:                       5/6/2014  
DATE  
FOR: CURTIS C. STEPHENS, L.S. 7519  
CITY SURVEYOR



PLS No. 8549  
Exp. 12-31-14

S-6-14



LINE	BEARING	DISTANCE
L1	S33°58'04"E	8.63'
L2	S56°01'19"W	16.36'
L3	S33°58'41"E	20.30'
L4	S56°01'19"W	23.30'
L5	S33°58'41"E	83.00'
L6	N56°01'19"E	16.30'
L7	S33°58'41"E	40.88'
L8	S56°01'00"W	28.02'

LINE	RADIUS	TANGENT	ARC	DELTA
C1	3.50'	0.87'	1.71'	27°59'40"
C2	3.50'	1.98'	3.60'	58°59'50"

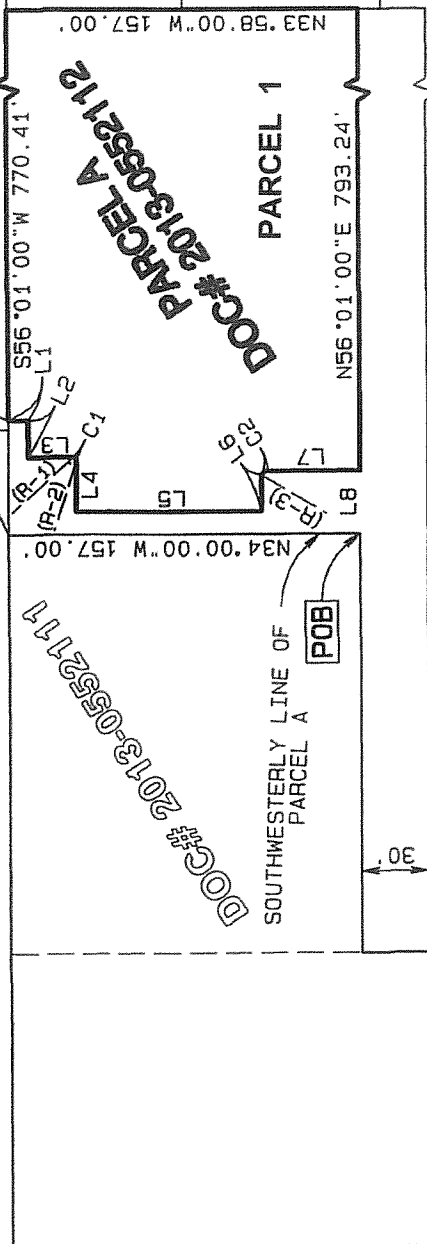
44'

MARY STREET

JANE STREET

40'

N56°01'00"E 50.94'



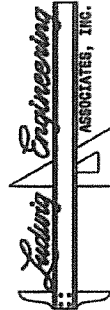
DOC# 2013-052112  
PARCEL A  
PARCEL 1

DOC# 2013-052111  
SOUTHWESTERLY LINE OF  
PARCEL A  
POB

VICTORIA AVENUE

- (R-1) S87°01'29"W
- (R-2) N64°58'51"W
- (R-3) S02°58'31"E

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.



Civil Engineering • Surveying • Planning  
109 East 3rd Street  
San Bernardino, CA 92410  
(909) 881-8217  
Fax: (909) 859-0153

