

Recording requested by:

**DOC # 2002-509017**

09/13/2002 08:00A Fee:NC

Page 1 of 7

Recorded in Official Records  
County of Riverside

Gary L. Orso

Assessor, County Clerk & Recorder

DOCUMENTARY TRANSFER TAX = \$0.00  
NO CONSIDERATION



And when recorded, mail to:  
**SURVEYOR, CITY OF RIVERSIDE**  
Public Works Department  
City Hall, 3900 Main Street  
Riverside, California 92522

M	S	U	PAGE	SIZE	DA	PCOR	NOCOR	SMF	MSC.
	1		7						
					3			/	LM
A	R	L			COPY	LONG	REFUND	NCHG	EXAM

3

Project: **Susan @ Indiana**  
**APN 231-154-005 & 006**  
**231-164-009 & 010**

**LL - 008 - 012 & 029 - 012**

**CITY OF RIVERSIDE**  
**CERTIFICATE OF COMPLIANCE**  
**FOR LOT LINE ADJUSTMENT**



Property Owner(s): **DALIP SINGH SETHI and LATIKA SETHI, Trustees of the Dalip and Latika Family Trust dated September 11, 1995**

Pursuant to Section 66412 of the Government Code of the State of California and Section 18.37 of the Riverside Municipal Code, a Certificate of Compliance for Lot Line Adjustment is hereby issued creating the parcels of 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, and which parcels comply with the California Subdivision Map Act and Title 18 of the Riverside Municipal Code.



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.

ZONING ADMINISTRATOR  
CITY OF RIVERSIDE

STEPHEN J. WHYLD  
PLANNING DIRECTOR

By: John A. Swicki 9/6/02

PRINCIPAL PLANNER      DATE

**GENERAL ACKNOWLEDGEMENT**

State of California

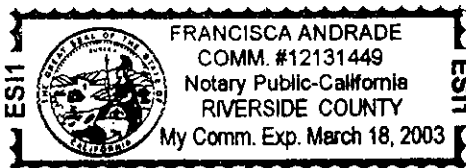
County of Riverside }<sup>ss</sup>

On Sept. 6, 2002, before me Francisca Andrade  
(date) (name)

a Notary Public in and for said State, personally appeared

John A. Swicki  
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:

Mail to: Dalip and Latika Sethi  
1461 Wodvale Lane  
Riverside, Ca. 92506



2002-509017  
08/13/2002 08:08A  
3 of 7



Canty Engineering Group, Inc.

CIVIL ENGINEERING PLANNING SURVEYING

www.cantyeng.com

July 31, 2002

W.O. 1192-001

**EXHIBIT "A"**  
**ADMINISTRATIVE PARCEL MERGER NO. LL-008-012**

**PARCEL "A"**

Parcels 3 and 4 of Record of Survey on file in Book 26 at Page 78 thereof, and Parcels 1 and 2, and the Northeasterly 0.60 feet of Parcel 3 of Record of Survey on file in Book 27 at Page 36 thereof, both being Records of Riverside County California.

**EXCEPTING THEREFROM** that portion as conveyed to the City of Riverside by Deed recorded November 6, 1987 as inst. no. 320710, Official Records of Riverside County, California.

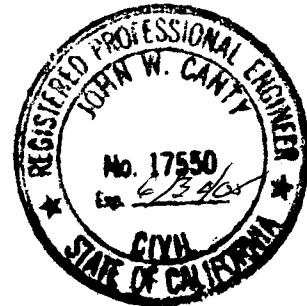
The above described parcel of land contains 0.903 acres, more or less.

**CANTY ENGINEERING GROUP, INC.**

Prepared under the supervision of:

*John W. Canty*  
John W. Canty R.C.E. 17550

*8/8/02*  
Date



DESCRIPTION APPROVAL *8/13/02*  
*Walter R. Arce* by \_\_\_\_\_  
for SURVEYOR, CITY OF RIVERSIDE



2002-509817  
09/13/2002 08:00A  
4 of 7

# ADMINISTRATIVE PARCEL MERGER No. LL-008-012

PARCELS 1 AND 2, AND A PORTION OF PARCEL 3 OF R.S. 27/36; AND A PORTION OF  
PARCELS 3 AND 4 OF R.S. 26/78, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

JULY 2002

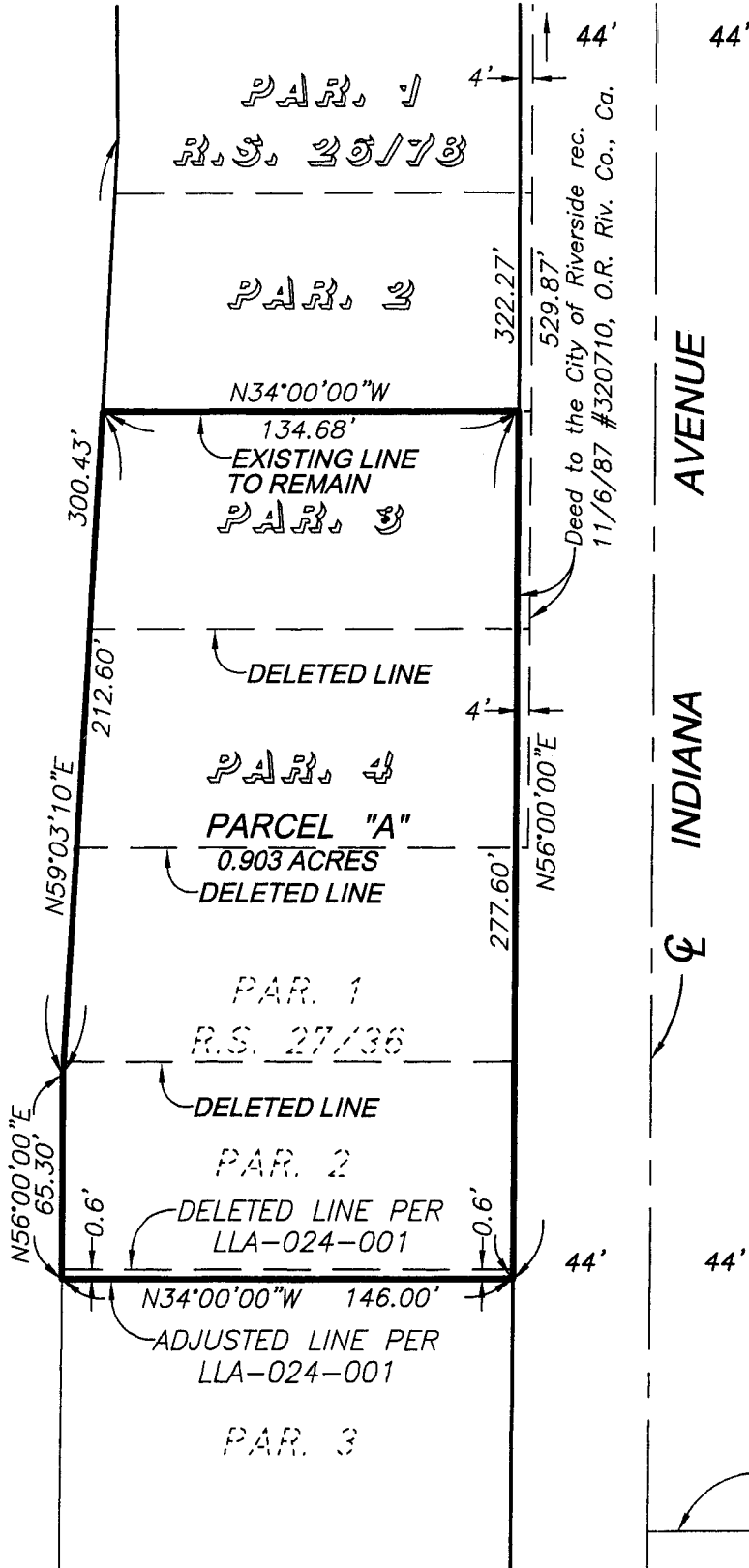
SCALE: 1" = 60'

2002-500017  
89/13/2002 08:00A  
5 of 7



## STATE HIGHWAY 91 (RIVERSIDE FREEWAY)

CAL-TRANS RIGHT OF WAY MAP NO. 426533



TRACT  
2876  
M.B. 51/74



PREPARED BY:  
CANTY ENGINEERING GROUP, INC.  
2020 IOWA AVENUE, SUITE 102  
RIVERSIDE, CA 92507

OWNER:  
Dalip S. & Latika Sethi  
1461 Woodvale Lane  
Riverside, CA. 92506

A.P.N. 231-154-005 (Portion)  
A.P.N. 231-154-006 (Portion)

INDIANA AVENUE  
MOTOR CIRCLE



Canty Engineering Group, Inc.

CIVIL ENGINEERING PLANNING SURVEYING

www.cantyeng.com

July 31, 2002

W.O. 1192-001

**EXHIBIT "A"**

**ADMINISTRATIVE PARCEL MERGER NO. LL-029-012**

**PARCEL "A"**

Parcels 1 and 2 of Record of Survey on file in Book 26 at Page 78 thereof, Records of Riverside County California.

**TOGETHER WITH** Lots 17 and 18 of Jones Tract as shown by map on file in Book 24 of Maps at Page 35 thereof, Records of Riverside County California.

**ALSO TOGETHER WITH** that portion of Lot 19 of Jones Tract No. 2 as shown by map on file in Book 25 of Maps at Page 6 thereof, Records of Riverside County, California, described as follows:

Beginning at the most Southerly corner of said Lot 19;

Thence N.34°00'30"W. along the Southwesterly line of said Lot 19, a distance of 5.45 feet to the Southeasterly line of State Highway 91 as shown on Cal-Trans Right of Way Map No. 426533;

Thence N.55°29'39"E. along said Southeasterly line, a distance of 112.28 feet to the Northeasterly line of said Lot 19;

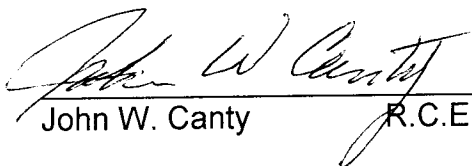
Thence S.34°00'30"E. along said Northeasterly line, a distance of 6.44 feet to the most Easterly corner thereof;

Thence S.56°00'00"W. along the Southeasterly line of said Lot 19, a distance 112.27 feet to the point of beginning.

**EXCEPTING THEREFROM** that portion as conveyed to the City of Riverside by Deed recorded November 6, 1987 as inst. no. 320710, and Deed recorded SEPT. 12, 2002 as inst. no. 506703, both being Official Records of Riverside County, California.

The above described parcel of land contains 0.760 acres, more or less.

**CANTY ENGINEERING GROUP, INC.**  
Prepared under the supervision of:

  
John W. Canty R.C.E. 17550

8/8/02  
Date



DESCRIPTION APPROVAL 8/13/02  
Walter R. Gage by \_\_\_\_\_  
SURVEYOR, CITY OF RIVERSIDE

2002-509817  
08/13/2002 08:08A  
6 of 7

