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Surveyor's Office
City of Riverside
Public Works Department
3900 Main Street
Riverside, California 92522

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FOR RECORDER'S OFFICE USE ONLY

Project: LL-040-012
A.P.N. 234-270-002 & 021

LL-040-012

CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE
FOR LOT LINE ADJUSTMENT

Property Owner(s): **FAIRFIELD VAN BUREN L.P., a Delaware limited partnership.**

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 1 parcel(s) 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 parcel(s) 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

KEN GUTIERREZ
PLANNING DIRECTOR

By: John A. Swiecki 7/3/03
PRINCIPAL PLANNER DATE

GENERAL ACKNOWLEDGEMENT

State of California

County of Riverside } ss

On July 3 2003, 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:



**ACKNOWLEDGMENT OF LOT LINE ADJUSTMENT
CONSENT TO RECORD**

THIS IS TO CERTIFY that (I)(we), hereby consent to the recordation of the attached CERTIFICATE OF COMPLIANCE and understand that the real property(ies) described therein (is) are recognized by the City of Riverside as (an) individual parcel(s) pursuant to Section 66412 Government Code of the State of California and Section 18.37 of the City of Riverside Municipal Code. (I)(We) also agree that the individual parcel(s) therein described, unless modified in conformance with applicable State Code or City Ordinance, must be transferred as (an) individual parcel(s) and that we hereby intend that any sale, lease, transfer, or foreclosure on any part of any the individual parcel(s) shall be presumed to include all of said individual parcel(s) as described therein.

Dated 11-18-03

SEE ATTACHED SIGNATURE PAGE

GENERAL ACKNOWLEDGEMENT

State of California }
County of _____ } ss

On _____, before me _____
(date) (name)

a Notary Public in and for said State, personally appeared:

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.

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:

[SIGNATURE PAGE TO ACKNOWLEDGMENT OF LOT LINE ADJUSTMENT
CONSENT TO RECORD]

FAIRFIELD VAN BUREN L.P.,
a Delaware limited partnership

By: FF Van Buren LLC,
a Delaware limited liability company,
General Partner

By: Fairfield Properties, Inc.,
a Delaware corporation,
Manager

By: 
Patrick J. Gavin, Vice President

STATE OF CALIFORNIA

COUNTY OF San Diego

On November 18, 2003, before me, the undersigned, a Notary Public in and for said State, personally appeared Patrick J Gavin

~~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.

CAPACITY CLAIMED BY SIGNER:

- INDIVIDUAL(S)
- CORPORATE OFFICER(S)
- _____

Title(s)

- ATTORNEY-IN-FACT
- TRUSTEE(S)
- SUBSCRIBING WITNESS
- GUARDIAN/CONSERVATOR
- OTHER: _____

SIGNER IS REPRESENTING:

(Name of person(s) or entity(ies))

WITNESS my hand and official seal.

M. M. Rhinesmith
SIGNATURE OF NOTARY



EXHIBIT "A"

That certain real property located in the City of Riverside, Riverside County, California, described as follows:

PARCEL 1

That portion of Lots 8 and 9 in Block 29 of the Lands of the Riverside Land and Irrigating Co., as shown by map on file in Book 1, Page 70 of Maps, records of San Bernardino County, California, and that portion of the Riverside Water Company Canal located in Section 18, Township 3 South, Range 5 West, San Bernardino Meridian, more particularly described as follows:

BEGINNING at the most southerly corner of said Lot 9; said corner being in the northerly line of the Riverside Water Company Canal, as shown by Record of Survey on file in Book 111, Pages 70 and 71 of Record of Surveys, records of Riverside County, California;

THENCE North 20°21'44" East, along said northerly line of the Riverside Water Company Canal, a distance of 0.29 of a foot to the northwesterly prolongation of the southwesterly line of Lot 26 of Tract No. 6898, as shown by map on file in Book 83, Pages 93 and 94 of Maps, records of said Riverside County;

THENCE South 69°37'42" East, along said northwesterly prolongation of the southwesterly line of Lot 26, a distance of 9.00 feet;

THENCE North 22°17'10" East, a distance of 92.24 feet;

THENCE North 39°41'26" East, a distance of 96.50 feet;

THENCE North 50°12'11" East, a distance of 96.66 feet;

THENCE North 57°10'06" East, a distance of 12.97 feet;

THENCE North 70°03'47" East, a distance of 58.29 feet to the northwesterly prolongation of the northeasterly line of Lot 23 of said Tract No. 6898;

THENCE North 33°59'42" West, along said northeasterly prolongation of the northeasterly line of Lot 23, a distance of 12.79 feet to said northerly line of the Riverside Water Company Canal;

THENCE North 65°49'18" East, a distance of 234.43 feet;

THENCE North 56°20'33" East, a distance of 69.59 feet to a line that is parallel with and distant 60.00 feet southwesterly, as measured at right angles, from the centerline of Van Buren Boulevard as shown by said Record of Survey; the preceding two courses being along said northerly line of the Riverside Water Company Canal;

THENCE along said parallel line, North 33°59'52" West, 770.96 feet to the beginning of a curve concaving southwesterly and having a radius of 940.00 feet;

THENCE northerly along said curve to the left through an angle of 8°34'42", and along a line that is parallel with and distant 5.00 feet southwesterly, as measured at right angles, from the westerly line of that certain parcel of land described in deed to the City of Riverside by Grant Deed recorded November 7, 1980, as Instrument No. 208907 of Official Records of Riverside County, California, an arc length of 140.74 feet to a tangent line;

THENCE along said tangent line and continuing parallel to said westerly line, North 42°34'34" West, a distance of 56.32 feet;

THENCE North 87°31'46" West, a distance of 29.14 feet to the beginning of a non-tangent curve concaving southerly and having a radius of 40.00 feet; the radial line to the beginning of said curve bears North 21°56'57" West;

THENCE northerly along said curve to the left through an angle of 12°32'55" and along the southerly line of said parcel of land described in document recorded November 7, 1980, an arc length of 8.76 feet to a tangent line;


THENCE continuing along said southerly line, South 56°00'08" West, a distance of 32.49 feet to the beginning of a curve concaving southeasterly and having a radius of 967.00 feet;

THENCE westerly along said curve to the left through an angle of 18°22'37" and continuing along said southerly line, an arc length of 310.15 feet to the southeasterly line of Rudicill Street as described in a deed to the City of Riverside by document recorded August 5, 1896, in Book 49 of Deeds, Page 89, et seq., records of Riverside County, California;

THENCE along said southeasterly line of Rudicill Street, South 37°37'31" West, a distance of 266.28 feet to the southwesterly line of said Lot 8; said southwesterly line also being shown by said Record of Survey;


THENCE along the southwesterly line of said Lots 8 and 9, South 33°59'57" East, a distance of 890.77 feet to the **POINT OF BEGINNING**.

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

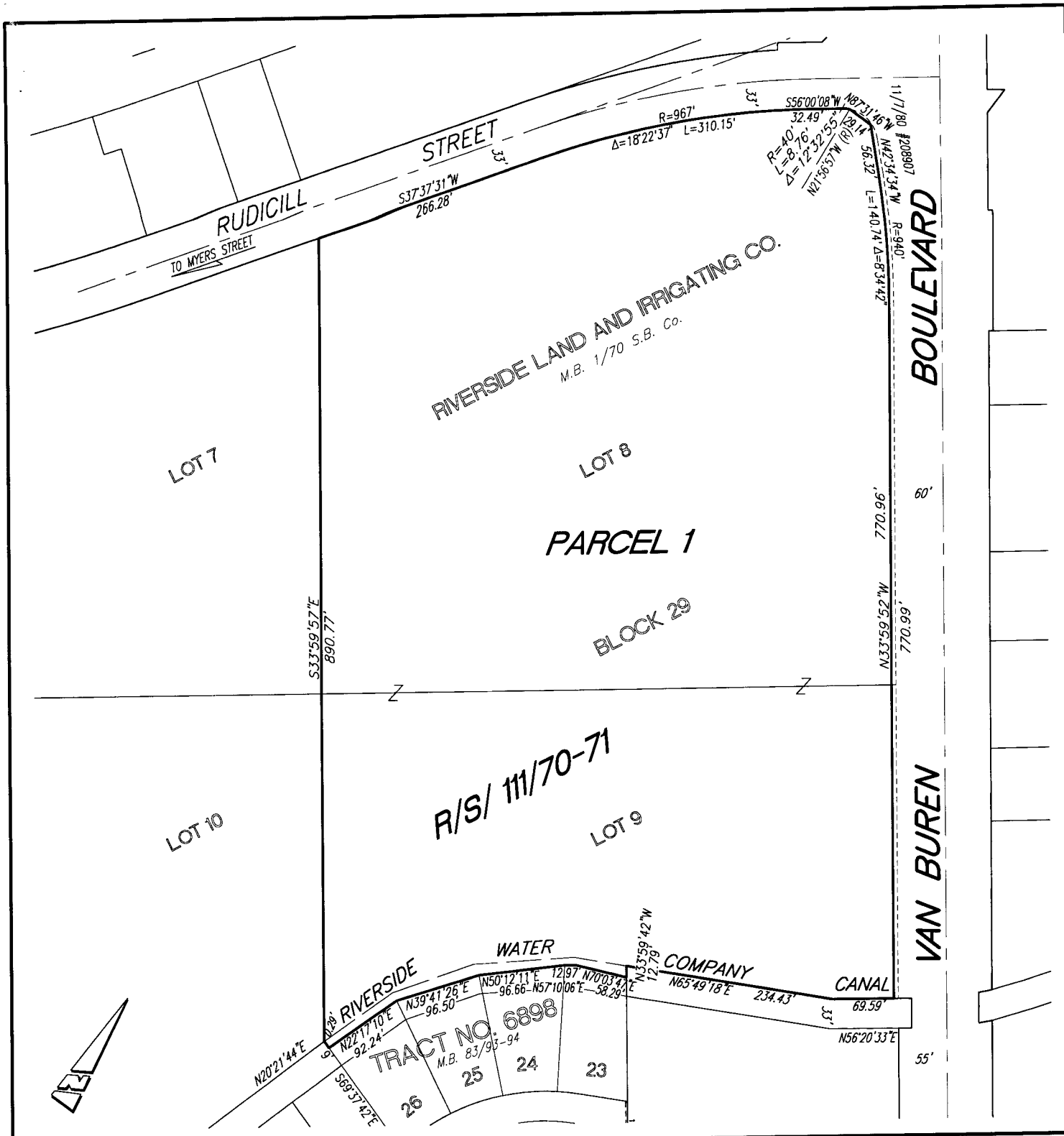
 5/3/03

Brian G. Esgate, R.C.E. No. 21884 Date
License Expires 9-30-2005



DESCRIPTION APPROVAL
 5/1/03

SURVEYOR, CITY OF RIVERSIDE



SDH & Associates, Inc
 Civil Engineering - Land Planning

5225 Canyon Crest Drive Bldg. 300 Suite 357
 Riverside, California 92507
 TEL: (909) 788-2344 FAX (909) 788-2314

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

PROJECT: LOT LINE ADJ.
 SCALE: N.T.S.
 J.N. 0202 FAIRFIELD



GARY L. ORSO
COUNTY OF RIVERSIDE
ASSESSOR-COUNTY CLERK-RECORDER

Recorder
P.O. Box 751
Riverside, CA 92502-0751
(909) 486-7000

<http://riverside.asrclkrec.com>

NOTARY CLARITY

Under the provisions of Government Code 27361.7, I certify under the penalty of perjury that the notary seal on the document to which this statement is attached reads as follows:

Name of Notary: M. N. RHINESMITH

Commission #: 1248450

Place of Execution: CALIFORNIA - SAN DIEGO COUNTY

Date Commission Expires: JAN. 31 - 2004

Date: 4-30-04

Signature: 

Print Name: VICTOR S. CAMPUZANO