

Recording requested by:

DOC # 2008-0177741
04/10/2008 08:00A Fee:18.00
Page 1 of 4
Recorded in Official Records
County of Riverside
Larry W. Ward
Assessor, County Clerk & Recorder

DOCUMENTARY TRANSFER TAX = \$0.00
NO CONSIDERATION



And when recorded, mail to:

SURVEYOR
City of Riverside
Public Works Department
3900 Main Street
Riverside, California 92522

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Project: P07-0904
APN: 237-140-010 & portion -009
Address: 7805 Dufferin Avenue

LL-P07-0904
PARCEL A

CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE
FOR LOT LINE ADJUSTMENT

Property Owner(s): **LTPP Image System Management Company, LLC**

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 **ONE (1)** parcel 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: Craig Aaron
CRAIG AARON
DEPUTY PLANNING DIRECTOR

3-26-08
DATE

State of California

County of Riverside } ss

On 3-26-08, before me, Francisca Andrade, Notary Public,

personally appeared Craig Aaron 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.

Francisca Andrade

Notary Signature



EXHIBIT "A"
LOT LINE ADJUSTMENT NO. P07-0904
A PORTION OF LOT 5 IN BLOCK 53 OF ARLINGTON HEIGHTS AS SHOWN BY MAP ON
FILE IN BOOK 11 OF MAPS AT PAGES 20 AND 21, RECORDS OF SAN BERNARDINO
COUNTY AND PARCEL 1 OF RECORD OF SURVEY ON FILE IN BOOK 45 AT PAGE 65,
RECORDS OF RIVERSIDE COUNTY, CALIFORNIA

PARCEL A

A Portion of Lot 5 in Block 53 of Arlington Heights as shown by map on file in Book 11 of maps at Pages 20 and 21, Records of San Bernardino County and Parcel 1 as shown on Record of Survey on file in Book 45 at Page 65, Records of Riverside County, California described as follows:

BEGINNING at the most easterly corner of Parcel 1, said corner being a point on the northwesterly right-of-way of Dufferin Avenue, both as shown on said Record of Survey;

Thence North 34°00'00" West, along the northeasterly boundary of said Parcel 1, a distance of 676.25 feet to the most northerly corner of said Parcel 1;

Thence South 56°00'00" West, along the northwesterly boundary of said Parcel 1, being the northwesterly line of said Lot 5, a distance of 270.00 feet to a line parallel with and 270.00 feet southwesterly, measured at right angles from the northeasterly line of said Lot 5, being the most westerly corner of Parcel "A" of Certificate Of Compliance No. CO-005-012, recorded July 5, 2002 as Instrument No. 371146, Official Records of Riverside County, California;

Thence South 34°00'00" East along said parallel line a distance of 338.13 to a point distant 338.12 feet, northwesterly from the most southerly corner of said Parcel "A";

Thence North 56°00'00" East, a distance of 240.00 feet to a line parallel with and 30.00 feet southwesterly, measured at right angles from the northeasterly line of said Lot 5;

Thence South 34°00'00" East, along said parallel line a distance of 338.12 feet to said northwesterly right-of-way line of Dufferin Avenue ;

Thence North 56°00'00" East, along said northwesterly right-of way of Dufferin Avenue, a distance of 30.00 feet to the **POINT OF BEGINNING**.

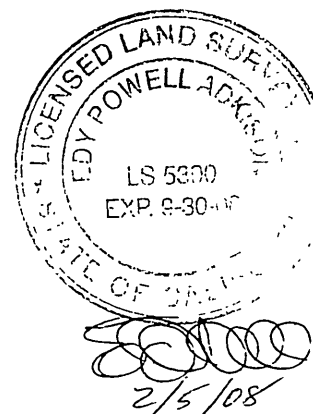
Containing 2.33 acres of land.

DESCRIPTION APPROVAL.

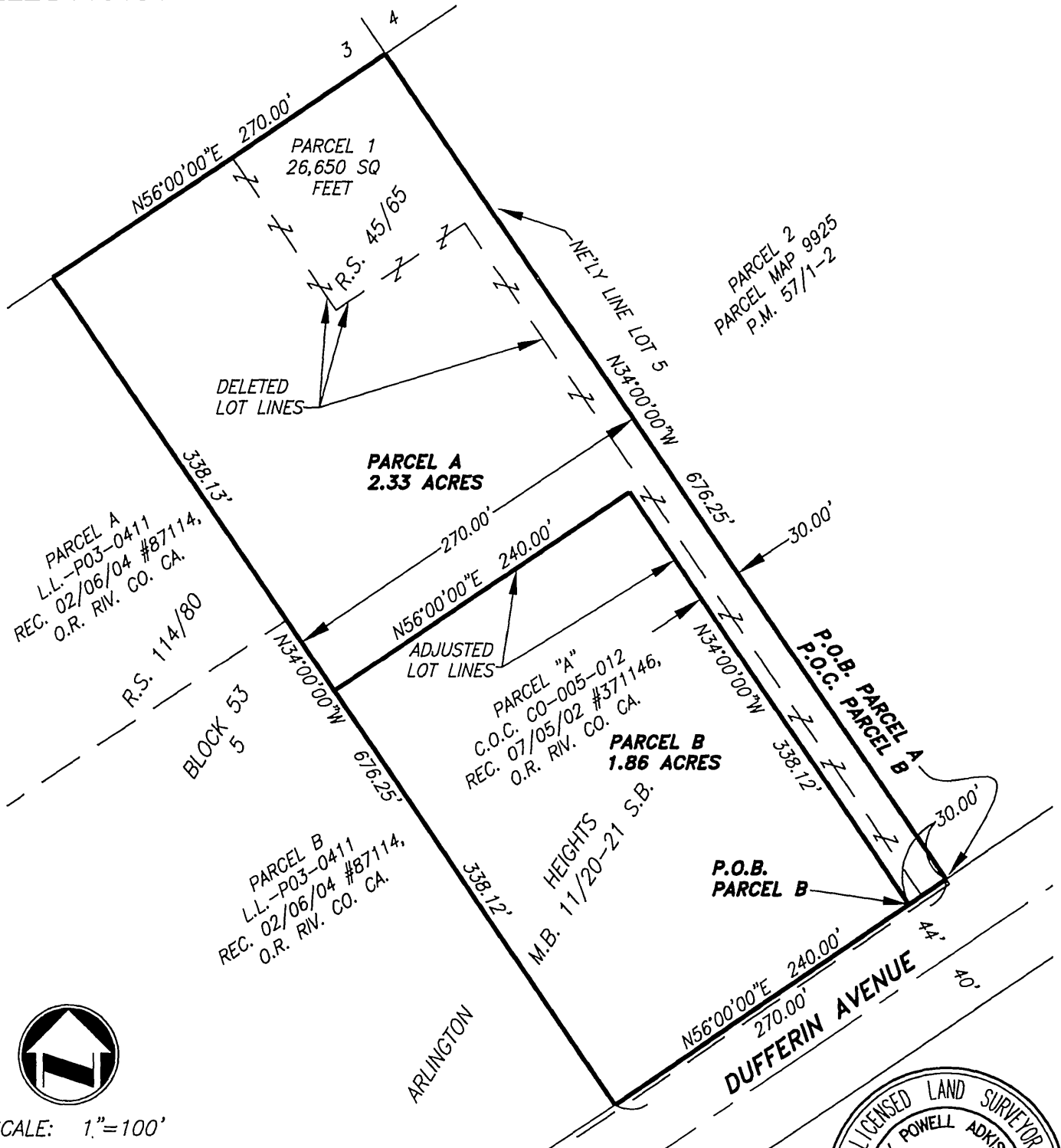
BY: _____

4/4/08
DATE

FOR: MARK S. BROWN
CITY SURVEYOR



LOT LINE ADJUSTMENT NO. P07-0904



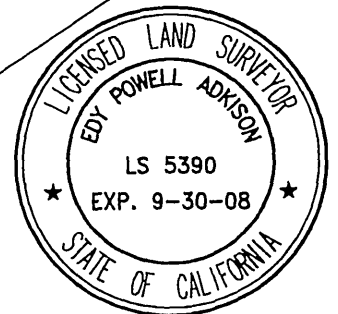
SCALE: 1"=100'

ASSESSOR'S PARCEL NUMBER: 237-140-009 AND 010

ARLINGTON HEIGHTS, BLOCK 53, LOT 5

DATE EXHIBIT PREPARED: JULY 23, 2007


 EDY P. ADKISON, L.S. 5390



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

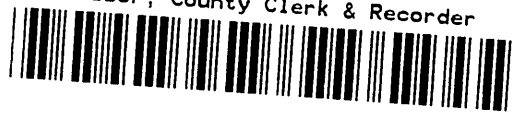
SHEET 1 OF 1

LL-P07-0904

Recording requested by:

DOC # 2008-0177743
04/10/2008 08:00A Fee:18.00
Page 1 of 4

Recorded in Official Records
County of Riverside
Larry W. Ward
Assessor, County Clerk & Recorder



DOCUMENTARY TRANSFER TAX = \$0.00
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SURVEYOR
City of Riverside
Public Works Department
3900 Main Street
Riverside, California 92522

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FOR RECORDER'S OFFICE USE ONLY

Project: P07-0904
APN: portion 237-140-009
Address: 7855 Dufferin Avenue

LL-P07-0904
PARCEL B



CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE
FOR LOT LINE ADJUSTMENT

Property Owner(s): **Petru Furdui and Lidia Furdui, Husband and Wife as Joint Tenants**

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 **ONE (1)** parcel 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: Craig Aaron
CRAIG AARON
DEPUTY PLANNING DIRECTOR

3-26-08
DATE

State of California

County of Riverside } ss

On 3-26-08, before me, Francisca Andrade, Notary Public,

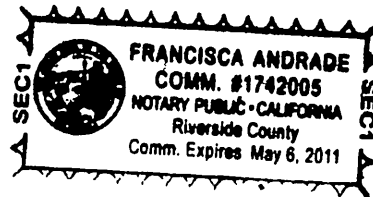
personally appeared Craig Aaron who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) 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.

Francisca Andrade

Notary Signature



NEW LEGAL DESCRIPTION
PARCEL "B"

A Portion of Lot 5 in Block 53 of Arlington Heights as shown by map on file in Book 11 of maps at Pages 20 and 21, Records of San Bernardino County California, described as follows:

COMMENCING at the most easterly corner of Parcel 1, as shown on Record of Survey on file in Book 45 at Page 65, Records of Riverside County, California;

Thence South 56°00'00" West, along the northwesterly right-of way of Dufferin Avenue as shown on said Record of Survey and southeasterly line of said Parcel 1, a distance of 30.00 feet to a line parallel with and 30.00 feet southwesterly, measured at right angles from the northeasterly line of said Lot 5, being the point of beginning of the parcel of land to be described;

Thence South 56°00'00" West, along the northwesterly right-of way of said Dufferin Avenue, a distance of 240.00 feet to a line parallel with and 270.00 feet southwesterly, measured at right angles from the northeasterly line of said Lot 5, being the most southerly corner of Parcel "A" of Certificate of Compliance No. CO-005-012, recorded July 5, 2002 as Instrument No. 371146, Official Records of Riverside County, California;

Thence North 34°00'00" West along said parallel line, a distance of 338.12 feet to a point distant 338.12 feet, northwesterly from the most southerly corner of said Parcel "A";

Thence North 56°00'00" East, a distance of 240.00 feet to a line parallel with and 30.00 feet southwesterly, measured at right angles from the northeasterly line of said Lot 5;

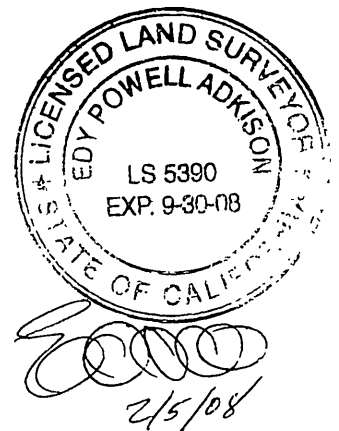
Thence South 34°00'00" East along said parallel line, a distance of 338.12 feet to the **POINT OF BEGINNING**.

Containing 1.86 acres of land.

DESCRIPTION APPROVAL:

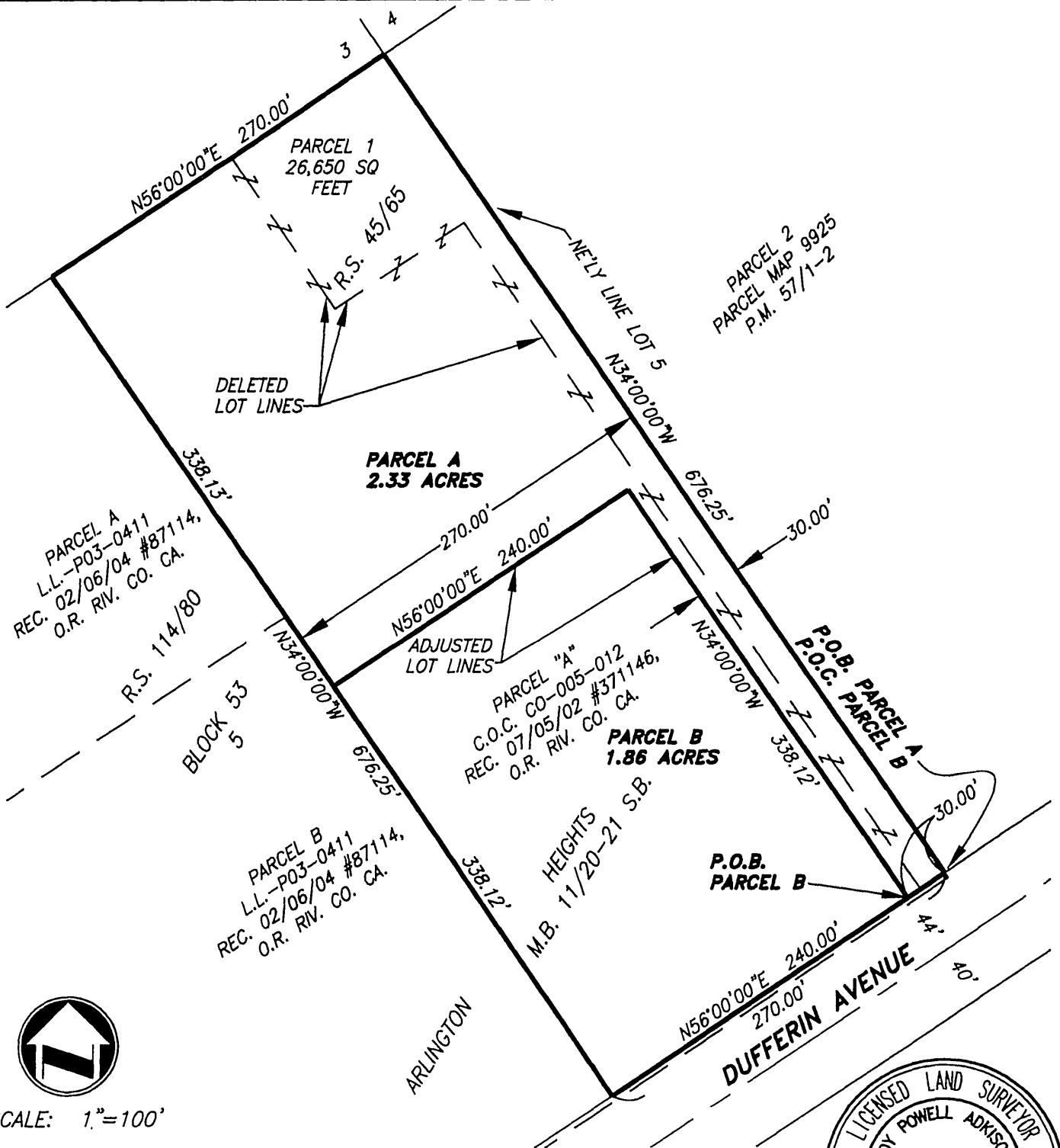
BY: [Signature] 4/9/08
DATE

FOR: MARK S. BROWN
CITY SURVEYOR



Page 2 of 2 Pages

LOT LINE ADJUSTMENT NO. P07-0904



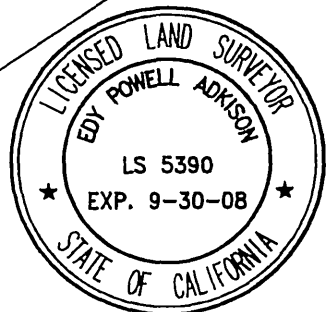
SCALE: 1"=100'

ASSESSOR'S PARCEL NUMBER: 237-140-009 AND 010

ARLINGTON HEIGHTS, BLOCK 53, LOT 5

DATE EXHIBIT PREPARED: JULY 23, 2007


 EDY P. ADKISON, L.S. 5390



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SHEET 1 OF 1

LL-P07-0904