

Recording requested by:

DOC # 2011-0229495
05/25/2011 08:23A Fee:24.00
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: P10-0318
APN: 189-140-008 & -009
Address: N.W. Corner Payton And Jurupa Avenues

MERGER-P10-0318

25



CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE
FOR LOT MERGER

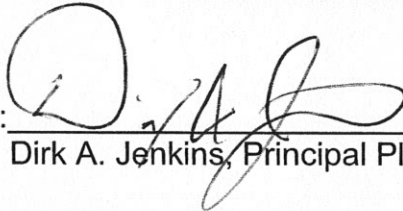
Property Owner(s): JMC-IV Real Estate Company, a Georgia General Partnership

Pursuant to Section 66412 of the Government Code of the State of California and Section 18.100 of the Riverside Municipal Code, a Certificate of Compliance for Lot Merger is hereby issued creating the ONE (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: 
Dirk A. Jenkins, Principal Planner

8-11-10
Date

State of California

County of Riverside } ss

On Aug 11, 2010, before me, Francisca Andrade, notary public,
personally appeared Dirk A. Jenkins 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

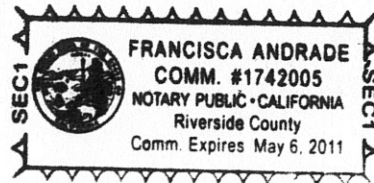
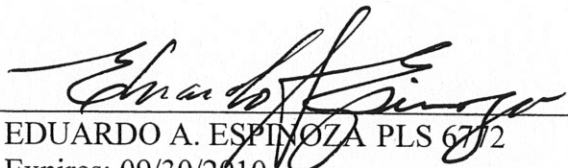


EXHIBIT A

Parcel A

All of Parcels 1 and 2 of Parcel Map No. 14425, as shown by Map on file in Book 78, pages 2 and 3 of Parcel Maps, Records Riverside County, California.


EDUARDO A. ESPINOZA PLS 6772
Expires: 09/30/2010




DESCRIPTION APPROVAL

MARK S. BROWN
CITY SURVEYOR
DATE 10/5/2010

EXHIBIT "B" LOT CONSOLIDATION

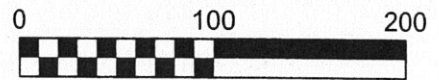
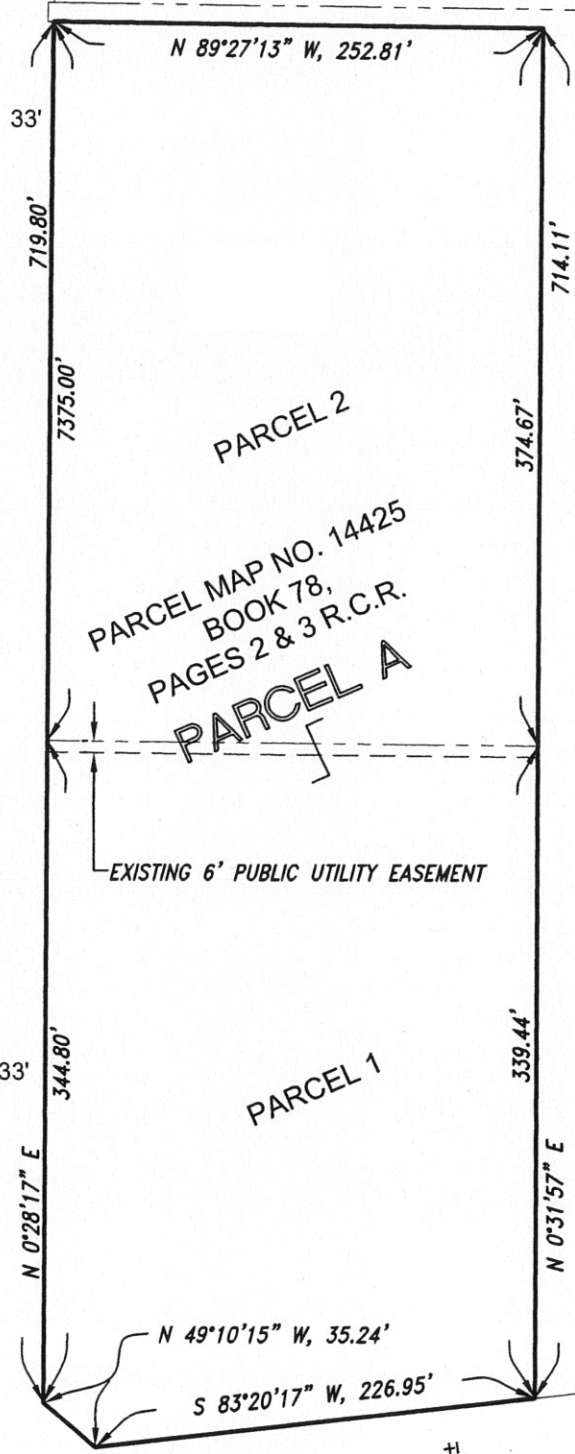
APN 189-120-008

APN 189-150-001

APN 189-150-010

APN 189-160-011

PAYTON AVENUE



Scale : 1" = 100'

JURUPA AVENUE

OWNER: JMC-IV REAL ESTATE COMPANY
 C/O MANHEIM AUTO AUCTIONS
 6205 PEACHTREE DUNWOODY ROAD
 ATLANTA, GA 30328

PREPARED BY:
 LARS ANDERSEN & ASSOCIATES, INC.
 4694 W. JACQUELYN AVENUE
 FRESNO, CA. 93722
 PHONE: (559) 276-2790
 FAX: (559) 276-0850