

Recording requested by:

DOC # 2010-0395353

08/19/2010 08:00A 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

S	R	U	PAGE	SIZE	DA	MISC	LONG	RFD	COPY
			4						1
M	A	L	465	426	PCOR	NCOR	SMF	NCHG	EXAM 513
						T	CTY	UNI	

25

Project: P10-0396

APN: 154-322-013 & -014

Address: 10247 Arlington Avenue

MERGER-P10-0396

CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE
FOR LOT MERGER



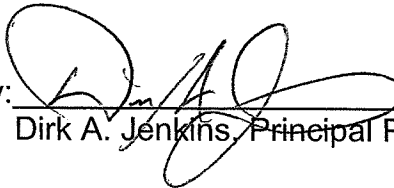
Property Owner(s): COLCO-TYLERTON L.P., a California Limited Partnership.

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

8-3-10
Date

State of California

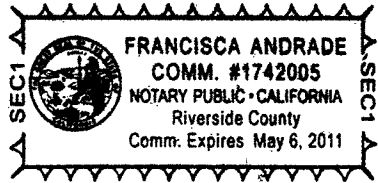
County of Riverside } ss

On 8-3-10, 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



2010-0395353
08/19/2010 08:00A
2 of 4

EXHIBIT "A"
LEGAL DESCRIPTION
LL-10-0396

A portion of Section 35, Township 2 South, Range 6 West, San Bernardino Base and Meridian, in the City of Riverside, County of Riverside, State of California, as shown a Map of the Rancho La Sierra filed in Book 6, Page 70 of Maps, records of Riverside County, California, more particularly described as follows:

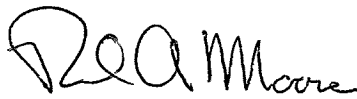
Commencing at the northwesterly corner of Lot 1 in Block 41 of La Granada, as shown on a map filed in Book 12, Pages 42 through 51, inclusive of Maps, records of Riverside County, California; thence, N. 08°26'23" E. 30.29 feet to the centerline of Arlington Avenue, as shown on said map of La Granada; thence, easterly along said centerline S. 89°29'30" E. 147.19 feet; thence, leaving said centerline N. 00°30'30" E. 55.00 feet to the northerly right-of-way line of Arlington Avenue, said point being the **True Point of Beginning**; thence,

1. N. 00°30'30" E. 81.67 feet; thence,
2. N. 89°29'30" W. 21.00 feet; thence,
3. N. 00°30'30" E. 79.36 feet; thence,
4. N. 89°29'30" W. 80.69 feet to the easterly right-of-way line of Tyler Street; thence,
5. Northerly along said right-of-Way line N. 04°38'30" E. 114.30 feet; thence,
6. Leaving said right-of-way line S. 89°29'30" E. 249.45 feet; thence,
7. S. 00°30'30" W. 275.03 feet to the northerly right-of-way line of Arlington Avenue; thence,
8. Westerly along said right-of-way line N. 89°29'30" W. 156.00 feet to the True Point of Beginning.

Containing: 55,694 square feet, more or less.

All as shown on exhibit "B" attached hereto and by this reference made a part thereof.


Prepared under the supervision of:

 7/21/10

Richard A. Moore, RCE 23971 Date
Expires: 12/31/11



DESCRIPTION APPROVAL:

 7/30/2010
MARK S. BROWN DATE
CITY SURVEYOR

2010-0396353
08/19/2010 08:00A
3 of 4

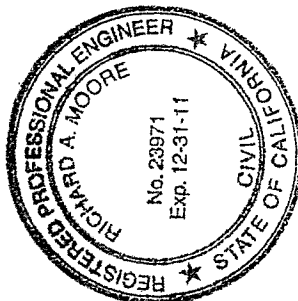


2010-0325353
08/19/2010 08:06A
4 of 4



SCALE: 1"=80'

LINE TABLE		
LINE	LENGTH	BEARING
L1	30.29	N 8°26'23" E
L2	147.19	N 89°29'30" W
L3	55.00	N 00°30'30" E



LEGEND

- PROPOSED LOT LINE
- - - EXISTING LOT LINE TO BE REMOVED
- - - - EXISTING LOT LINE TO REMAIN

LL-PI0-0396

SHEET 1 OF 1

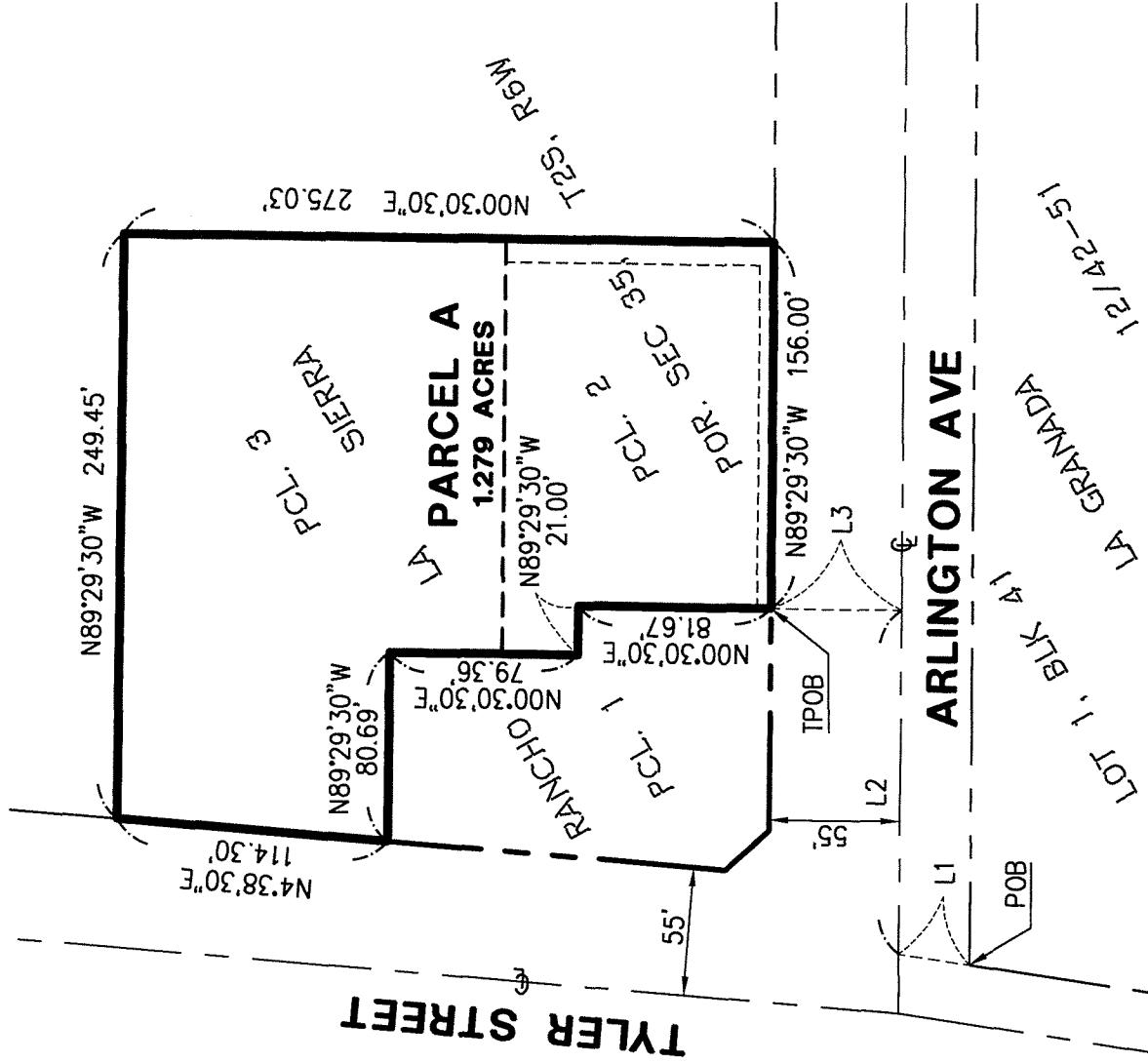


EXHIBIT "B"
LL-10-0396
TYLERTON PLAZA

**CIVIL ENGINEERING
LAND SURVEYING**

111 CORPORATE DR., #210
LADERA RANCH, CA 92694
PHONE: 949-542-7220
FAX: 949-542-7230



Richard A. Moore 7/21/10

RICHARD A. MOORE, RCE 23971 DATE