

191172

Recording requested by:

And when recorded, mail to:

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

RECEIVED FOR RECORD  
40 Min. Past 4 o'clock P.M.  
At Request of  
City of Riverside  
Book 1983, Page 191172

SEP 19 1983

Recorded in Official Records  
of Riverside County, California

William S. Bondy  
Recorder  
Fees \$ 6

14

This space for Recorder's use

PLANNING COMMISSION  
of the  
CITY OF RIVERSIDE

5/10

CERTIFICATE OF COMPLIANCE  
Conditional Use Permit C-4-834

Property Owner(s): KENNETH B. STOEVER and MARGARET B. STOEVER

Pursuant to Section 18.38.030 of the Riverside Municipal Code, the Planning Commission of the City of Riverside hereby declares that on August 4, 1983, a waiver of parcel map for lot line adjustments was granted to the above-referenced property owner(s) to create the parcels of real property hereinafter described located in the City of Riverside, County of Riverside, State of California, which parcels thereby created comply with the California Subdivision Map Act and Title 18 of the Riverside Municipal Code:

See Attached Description.

This action does not supersede, modify or affect any requirement of provisions of the Riverside Municipal Code pertaining to building or zoning regulations.

PLANNING COMMISSION OF THE  
CITY OF RIVERSIDE

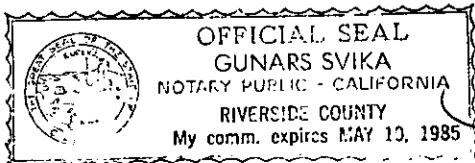
MERLE G. GARDNER  
Planning Director

Dated: SEP. 14, 1983

By Robert C Mease  
ROBERT C. MEASE  
PRINCIPAL PLANNER

STATE OF CALIFORNIA) SS  
COUNTY OF RIVERSIDE)

On this 14TH day of SEPTEMBER, in the year 1983, before me, GUNARS SVIKA a Notary Public in and for said county and state, personally appeared ROBERT C. MEASE personally known to me to be the person who executed this instrument as PRINCIPAL PLANNER of the City of Riverside on behalf of the Planning Commission of the City of Riverside and acknowledged to me that said Planning Commission executed the same.



Gunars Sviika  
Notary Public in and for said County and State

Parcel 1

191172  
Lot 13 of Fagg Subdivision, as shown by map on file in Book 34 of Maps at Page 20 thereof, records of Riverside County, California; together with that portion of Lot 3 in Block 16 of the Lands of the Riverside Land and Irrigating Company, as shown by map on file in Book 1 of Maps at Page 70 thereof, records of San Bernardino County, California being more particularly described as follows:

COMMENCING at a point in the northwesterly line of said Lot 3 distant therein South 56° 00' West 50.00 feet from the north-easterly corner of said Lot 3;

THENCE South 33° 52' 30" East, and parallel with the northeasterly line of said Lot 3, a distance of 129.00 feet to the true point of beginning;

THENCE continuing South 33° 52' 30" East, a distance of 2.86 feet to the beginning of a tangent curve concave to the south-west having a radius of 170.00 feet;

THENCE Southeasterly along said curve through a central angle of 09° 40', an arc length of 28.68 feet to the beginning of a reverse curve concave to the northeast, having a radius of 230.00 feet;

THENCE Southeasterly along said reverse curve through a central angle of 03° 40' 20" an arc length of 14.74 feet to the most northerly corner of said Lot 13;

THENCE South 56° 00' West along the northwesterly line of said Lot 13, a distance of 143.60 feet to the most westerly corner of said Lot 13;

THENCE North 33° 52' 30" West along the northwesterly prolongation of the southwesterly line of said Lot 13, a distance of 46.00 feet;

THENCE North 56° 00' East a distance of 148.00 feet to the True Point of Beginning.

Parcel 2

That portion of Lot 3 in Block 16 of the Lands of the Riverside Land and Irrigating Company as shown by map on file in Book 1, Page 70 of Maps, records of San Bernardino County, California described as follows:

BEGINNING at a point in the northwesterly line of said Lot 3 distant therein South 56° 00' West, 50.00 feet from the north-easterly corner of said Lot 3;

THENCE South 33° 52' 30" East, and parallel with the northeasterly line of said Lot 3, a distance of 129.00 feet;

THENCE South 56° 00' West, and parallel with the northwesterly line of said Lot 3, a distance of 148.00 feet;

THENCE North 33° 52' 30" West, and parallel with the northeasterly line of said Lot 3, a distance of 129.00 feet to the northwesterly line of said Lot 3;

THENCE North 56° 00' East along the northwesterly line of said Lot 3, a distance of 148.00 feet to the point of beginning;

EXCEPT therefrom the northerly 4 feet thereof, as conveyed to the City of Riverside by Deed recorded May 12, 1961 as Instrument No. 40935 of Official Records of Riverside County, California.

DESCRIPTION APPROVAL  
George L. Hutchinson 8/21/83 by [Signature]  
Surveyor