

44456

Recording requested by:

And when recorded, mail to:

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

RECEIVED FOR RECORD
40 Min. Past 3 o'clock
At Request of
J. Castro
Book 1983, Page 44456

MAR - 9 1983

Recorded in Official Records
of Riverside County, California

William J. Egan
Recorder
Fees \$5-

This space for Recorder's use

PLANNING COMMISSION
of the
CITY OF RIVERSIDE

CERTIFICATE OF COMPLIANCE
(Waiver of Parcel Map PMW-18-823)

Property Owner(s): JOHN M. CASTRO and VENTURA M. CASTRO

Pursuant to Section 18.38.030 of the Riverside Municipal Code, the Planning Commission of the City of Riverside hereby declares that on _____, 19____, a waiver of parcel map for a lot line adjustment was granted for the following described real property located in the City of Riverside, County of Riverside, State of California, which property thereby created complies 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

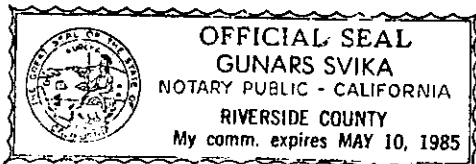
MERLE G. GARDNER
PLANNING DIRECTOR

By *Robert C. Mease*
ROBERT C. MEASE
PRINCIPAL PLANNER

Dated: MAR. 8, 1983

STATE OF CALIFORNIA)
SS
COUNTY OF RIVERSIDE)

On this 8TH day of MARCH, 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 Svika
Notary Public in and for said County and State

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That portion of Lots 2 and 3 of Happy Knoll Tract as shown by map on file in Book 11 of Maps at Page 9 thereof, records of Riverside County, California, described as follows:

BEGINNING at the southeast corner of said Lot 2;

THENCE South $89^{\circ} 12' 25''$ West along the southerly line of said Lot 2, a distance of 127.00 feet to a line parallel with and distant 44.00 feet easterly, as measured at right angle from the centerline of Victoria Avenue (formerly High Street as shown on said Happy Knoll Tract);

THENCE North $00^{\circ} 42' 58''$ West along said parallel line, a distance of 32.49 feet;

THENCE Northeasterly on a curve concave southeasterly, having a radius of 32.00 feet, through a central angle of $89^{\circ} 55' 23''$, an arc length of 50.22 feet to a line parallel with and distant 55.00 feet southerly, as measured at right angle from the centerline of Fourteenth Street as shown on said Happy Knoll Tract;

THENCE North $89^{\circ} 12' 25''$ East along said parallel line, a distance of 95.07 feet to the easterly line of said Lot 3;

THENCE South $00^{\circ} 42' 58''$ East along said easterly line and the easterly line of said Lot 2, a distance of 64.45 feet to the point of beginning.

DESCRIPTION APPROVAL
by *George Hutchins* 2/25/83 by *OLF*
Surveyor

PLANNED