

84100

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City of Riverside
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APR 11 1986
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William E. Stoney
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4137

PROJECT: PMW-25-856

PLANNING COMMISSION
of the
CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE

Property Owner(s): JAMES RICHARD STOCKTON and DORIS STURTEVANT STOCKTON,
husband and wife, as tenants in common.

Pursuant to Section 18.38.030 of the Riverside Municipal Code, the Planning Commission of the City of Riverside hereby declares that on November 7, 1985 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.

PARCEL 1

Lots 100 and 101 of Victoria Park Addition, as shown by map on file in Book 7 of Maps, at Page 18 thereof, records of Riverside County, California.

PARCEL 2

Lot 96 and a portion of Lot 95 of Victoria Park Addition, as shown by map on file in Book 7 of Maps, at Page 18 thereof, records of Riverside County, California, described as follows:

BEGINNING at the most northerly corner of said Lot 96;

THENCE South 40° 54' 00" West, along the northwesterly line of said Lot 96 and along the northwesterly line of said Lot 95, a distance of 80.00 feet to a point therein;

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THENCE South 49° 06' 00" East, a distance of 125.00 feet to a point in the southeasterly line of said Lot 95;

THENCE North 40° 54' 00" East, along said southeasterly line of said Lot 95 and along the southeasterly line of said Lot 96, a distance of 80.00 feet to the most easterly corner of said Lot 96;

THENCE North 49° 06' 00" West, along the northeasterly line of said Lot 96, a distance of 125.00 feet to said POINT OF BEGINNING.

EXCEPTING THEREFROM the northwesterly 10.00 feet thereof.

PARCEL 3

Lot 94 and those portions of Lots 93, 95 and 102 of Victoria Park Addition, as shown by map on file in Book 7 of Maps, at Page 18 thereof, records of Riverside County, California, described as follows:

COMMENCING at the most northerly corner of Lot 96 of said Victoria Park Addition;

THENCE South 40° 54' 00" West, along the northwesterly line of said Lot 96 and along the northwesterly line of said Lot 95 of said Victoria Park Addition, a distance of 80.00 feet to the TRUE POINT OF BEGINNING;

THENCE continuing South 40° 54' 00" West, along the northwesterly line of said Lot 95, a distance of 20.00 feet to the most westerly corner thereof; said point also being the most northerly corner of said Lot 94;

THENCE South 38° 44' 00" West, along the northwesterly line of said Lot 94 and along the northwesterly line of said Lot 93, a distance of 60.00 feet to a point therein;

THENCE South 51° 16' 00" East, a distance of 132.06 feet, more or less, to the west line of that certain parcel of land conveyed to Harold Compere and Joan Compere, by deed recorded August 21, 1926, in Book 688, Page 182 of Deeds, records of Riverside County, California;

THENCE North 03° 28' 47" East, along said westerly line of said parcel so conveyed, a distance of 12.25 feet to the most southerly corner of said Lot 94;

THENCE North 38° 44' 00" East, along the southeasterly line of said Lot 94, a distance of 47.64 feet to the most easterly corner thereof; said point also being the most southerly corner of said Lot 95;

THENCE North 40° 54' 00" East, along the southeasterly line of said Lot 95, a distance of 17.64 feet to a point therein;

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THENCE North 49° 06' 00" West, a distance of 125.00 feet to said TRUE POINT OF BEGINNING.

EXCEPTING THEREFROM the northwesterly 10.00 feet thereof.

PARCEL 4

Those portions of Lots 92 and 93 and 102 of Victoria Park Addition, as shown by map on file in Book 7 of Maps, at Page 18 thereof, records of Riverside County, California, described as follows:

COMMENCING at the most northerly corner of Lot 96 of said Victoria Park Addition;

THENCE South 40° 54' 00" West, along the northwesterly line of said Lot 96 and along the northwesterly line of Lot 95 of said Victoria Park Addition, a distance of 100.00 feet to the most westerly corner of said Lot 95;

THENCE South 38° 44' 00" West, along the northwesterly line of Lot 94 of said Victoria Park Addition, and along the northwesterly line of said Lot 93, a distance of 60.00 feet to a point in the northwesterly line of said Lot 93; said point being the TRUE POINT OF BEGINNING;

THENCE continuing South 38° 44' 00" West, along the northwesterly line of said Lot 93 and along the northwesterly line of said Lot 92, a distance of 90.00 feet to the most westerly corner of said Lot 92;

THENCE South 65° 01' 12" East, along the northeasterly line of that certain parcel of land conveyed to Richard S. Rosenberg and Karen M. Rosenberg, as Parcel 3 by deed recorded July 3, 1973, as Instrument No. 87422, Official Records of Riverside County, California, a distance of 171.74 feet, more or less, to the west line of that certain parcel conveyed to Harold Compere and Joan Compere, by deed recorded August 21, 1926, in Book 688, Page 182 of Deeds, records of Riverside County, California;

THENCE North 03° 28' 47" East, along said west line of the parcel so conveyed to Compere as aforesaid, a distance of 60.21 feet to a point therein;

THENCE North 51° 16' 00" West, a distance of 132.06 feet to said TRUE POINT OF BEGINNING.

EXCEPTING THEREFROM the northwesterly 10.00 feet thereof.

PARCEL 5

Lot 102 of Victoria Park Addition, as shown by map on file in Book 7 of Maps, at Page 18 thereof, records of Riverside County, California;

EXCEPTING THEREFROM that portion of said Lot 102 described as follows:

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BEGINNING at the most westerly corner of said Lot 102;
THENCE Easterly, on the south line of said Lot 102, a distance of 123.24 feet;
THENCE Northerly, in a straight line to the most southerly corner of Lot 94 of said Victoria Park Addition;
THENCE Southwesterly on the northwesterly line of said Lot 102, a distance of 212.89 feet to said POINT OF BEGINNING.

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

DESCRIPTION APPROVAL
by George P. Hutchinson, 4/8/86, BY Kap
Surveyor

PLANNING COMMISSION OF THE
CITY OF RIVERSIDE

MERLE G. GARDNER
PLANNING DIRECTOR

Dated: APRIL 9, 1986

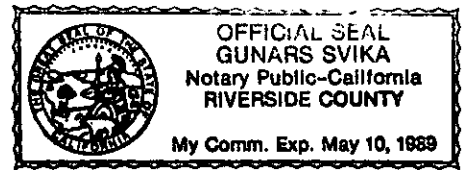
By Robert C. Mease
ROBERT C. MEASE
PRINCIPAL PLANNER

STATE OF CALIFORNIA/
/ss.
COUNTY OF RIVERSIDE/

On this 9TH day of APRIL, in the year 1986, 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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PM 11-21-86