

124484

RECORDING REQUESTED BY
FIRST AMERICAN TITLE COMPANY
OF RIVERSIDE

Recording requested by:

And when recorded, mail to:

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

RECEIVED FOR RECORD
AT 8:30 O'CLOCK A.M.
AT REQUEST OF
FIRST AMERICAN TITLE COMPANY
OF RIVERSIDE

JUN 10 1985

Recorded in Official Records
of Riverside County, California
William E. Smith
RECORDER
Fees \$

FOR RECORDER'S OFFICE USE ONLY

PROJECT: Parcel Map Waiver
PMW-29-845

PLANNING COMMISSION
of the
CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE

5/11

W

Property Owner(s): Charles W. Ware

Pursuant to Section 18.38.030 of the Riverside Municipal Code, the Planning Commission of the City of Riverside hereby declares that on November 8, 1985, 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.

All that portion of Lots 1 and 2 in Block 3 of the Lands of the Riverside Land & Irrigating Co., as shown by map on file in Book 1, page 70 of Maps, records of San Bernardino County, California, more particularly described as follows:

BEGINNING at a point in the southeasterly line of said Lot 2 distant thereon North 56° 09' 00" East, 470 feet from the most southerly corner of said Lot 2;

THENCE North 33° 51' 00" West, 379.51 feet to the most southerly corner of that certain parcel of land conveyed as Parcel 2 to Charles W. Ware by a deed recorded January 10, 1979, as Instrument No. 6185 of Official Records of Riverside County;

THENCE North along the east line of said Parcel 2 a distance of 161.33 feet, more or less, to the south line of Arlington Avenue which is parallel with and distant 33.00 feet south as measured at right angle from the centerline of Arlington Avenue;

THENCE East along said south line of Arlington Avenue 217.95 feet to that northwest corner of that certain parcel of land conveyed to Johnny Taylor, et ux., by a deed recorded January 30, 1959, as Instrument No. 8350 of Official Records of said Riverside County;

THENCE South 33° 51' 00" East, along the southwesterly line of said parcel so conveyed to Johnny Taylor, 391.84 feet to the southeasterly line of said Lot 1;

THENCE South 56° 09' 00" West, along said southeasterly line of Lot 1 and along said southeasterly line of Lot 2 a distance of 270.7 feet, more or less, to the 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
George P. Hultquist
Surveyor

124484

PLANNING COMMISSION OF THE
CITY OF RIVERSIDE

MERLE G. GARDNER
PLANNING DIRECTOR

Dated: MAY 14, 1985

By Robert C Mease
ROBERT C. MEASE
PRINCIPAL PLANNER

STATE OF CALIFORNIA)
)ss.
COUNTY OF RIVERSIDE)

On this 14TH day of MAY, in the year 1985, 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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