

104042

Recording requested by:

And when recorded, mail to:

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

RECEIVED FOR RECORD
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APR 15 1987

Recorded in Official Records
of Riverside County, California
William E. Stang
RECORDER
Fee \$

9/2

FOR RECORDER'S OFFICE USE ONLY

PROJECT: PMW-30-867

PLANNING COMMISSION
of the
CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE

Property Owner(s): RALPH H. CHRISTIANSEN and PAMELA D. CHRISTIANSEN, husband and wife as joint tenants

Pursuant to Section 18.38.030 of the Riverside Municipal Code, the Planning Commission of the City of Riverside hereby declares that on November 6, 1986, 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

That portion of Lot 12 in Block 7 of Orange Acres No. 2 as shown by map on file in Book 14 of Maps, at Page 2 thereof, records of Riverside County, California, being more particularly described as follows:

BEGINNING at the most westerly corner of that certain parcel of land conveyed to the City of Riverside by deed recorded February 7, 1987, as Instrument No. 43676, Official Records of Riverside County, California, said most westerly corner being in a line parallel with and distant 33.00 feet northwesterly, as measured at right angles, to the centerline of Coolidge Avenue as shown on said map;

THENCE North 33° 51' West, along the southwesterly line of said Lot 12, a distance of 140.00 feet;

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PMW-30-867
11/15/86

104042

THENCE North 56° 09' East, parallel to the southeasterly line of said Lot 12, a distance of 75.00 feet to a point in the northeasterly line of said Lot 12;

THENCE South 33° 51' East, along the northeasterly line of said Lot 12, a distance of 140.00 feet to a point on the northwesterly line of said parcel of land conveyed to the City of Riverside;

THENCE South 56° 09' West, along last mentioned northwesterly line and said parallel line, a distance of 75.00 feet to said POINT OF BEGINNING.

Parcel 2

Those portions of Lots 12 and 13 in Block 7 of Orange Acres No. 2 as shown by map on file in Book 14 of Maps, at Page 2 thereof, Records of Riverside County, California, being more particularly described as follows:

COMMENCING at the most westerly corner of that certain parcel of land conveyed to the City of Riverside by deed recorded February 17, 1987, as Instrument No. 43676, Official Records of Riverside County, California, said most westerly corner being in a line parallel with and distant 33.00 feet northwesterly, as measured at right angles, to the centerline of Coolidge Avenue, as shown on said map;

THENCE North 33° 51' West, along the southwesterly line of said Lot 12, a distance of 140.00 feet to the TRUE POINT OF BEGINNING;

THENCE North 56° 09' East, parallel to the southeasterly line of said Lot 12, a distance of 75.00 feet to a point in the northeasterly line of said Lot 12;

THENCE South 33° 51' East, along the northeasterly line of said Lot 12, a distance of 140.00 feet to a point in the northwesterly line of said parcel of land conveyed to the City of Riverside;

THENCE North 56° 09' East, along last mentioned northwesterly line and said parallel line, a distance of 75.00 feet to the most northerly corner of said parcel of land conveyed to the City of Riverside, said most northerly corner being on the northeasterly line of said Lot 13;

THENCE North 39° 51' West, along last mentioned northeasterly line, a distance of 376.20 feet to the most northerly corner of said Lot 13;

THENCE South 49° 34' West, along the northwesterly line of said Lots 13 and 12, a distance of 151.00 feet to the most westerly corner of said Lot 12;

THENCE South 33° 51' East, along the southwesterly line of said Lot 12, a distance of 218.86 feet to said true POINT OF BEGINNING.

DESCRIPTION APPROVAL 4/10/87
George P. Hutchison by D.A.
SURVEYOR, CITY OF RIVERSIDE

