

135296

Recording requested by:

And when recorded, mail to:

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

RECEIVED FOR RECORD
AT 8:00 O'CLOCK

MAR 31 1994

Recorded in Official Records
of Riverside County, California

Recorder

Fees \$ 14



14/3
B

FOR RECORDER'S OFFICE USE ONLY

PROJECT: PW-032-901
A.P.N. 245-050-004

PLANNING COMMISSION
of the
CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE

Property Owner(s): CYNTHIA C. CAMPBELL, an unmarried woman

Pursuant to Section 18.38.030 of the Riverside Municipal Code, the Planning Commission of the City of Riverside, California, hereby declares that on May 23, 1991, a waiver of parcel map for a lot line adjustment was granted for the real property as described in Exhibit "A" attached hereto and incorporated herein by this reference, located in the City of Riverside, County of Riverside, State of California, which real property as described in said Exhibit "A" thereby created complies with the California Subdivision Map Act and Title 18 of the Riverside Municipal Code.

THE ISSUANCE OF THIS CERTIFICATE OF COMPLIANCE DOES NOT SUPERSEDE, MODIFY OR AFFECT ANY REQUIREMENTS OF THE BUILDING OR ZONING REGULATIONS OF THE CITY OF RIVERSIDE.

PLANNING COMMISSION OF THE CITY OF RIVERSIDE

STEPHEN J. WHYLD
PLANNING DIRECTOR

Dated: July 2, 1993

By J. Craig Aaron
J. CRAIG AARON
PRINCIPAL PLANNER

GENERAL ACKNOWLEDGEMENT

State of California }
County of Riverside } ss

On July 2, 1993, before me Margaret I. Archambault
(date) (name)

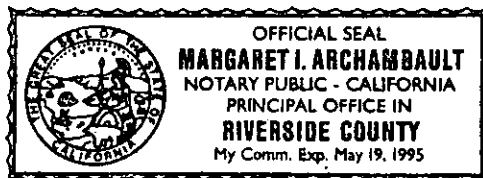
a Notary Public in and for said State, personally appeared

J. Craig Aaron
Name(s) of Signer(s)

personally known to me - OR - proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/~~are~~ subscribed to the within instrument and acknowledged to me that he/~~she/they~~ executed the same in his/~~her/their~~ authorized capacity(ies), and that by his/~~her/their~~ signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Margaret I. Archambault
Signature



OPTIONAL SECTION

CAPACITY CLAIMED BY SIGNER

() Attorney-in-fact
() Corporate Officer(s)

Title _____
Title _____

() Guardian/Conservator or
(X) Individual(s)
() Trustee(s)
() Other

() Partner(s)
() General
() Limited

The party(ies) executing this document is/are representing:

EXHIBIT "A"

Portions of Lot 10 and Lot G of Dufferin Heights as shown by Map on file in Book 12 of Maps, at Page 7 thereof, Records of Riverside County, California, together with a portion of Parcel 2 of Record of survey on file in Book 20 of Records of Survey, at Page 44 thereof, Records of Riverside County, California, being more particularly described as follows:

Beginning at the Northeast corner of said Lot 10;

Thence South $00^{\circ} 12' 35''$ East, along the East line of said Lot 10, a distance of 528.45 feet to a point therein;

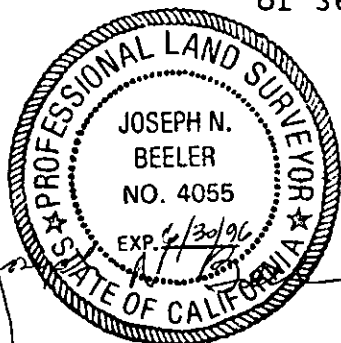
Thence South $89^{\circ} 47' 25''$ West, a distance of 125.05 feet to a point on the southwesterly line of said Lot G, said point also being on the northeasterly line of said Parcel 2;

Thence continuing South $89^{\circ} 47' 25''$ West, a distance of 38.50 feet;

Thence North $21^{\circ} 54' 33''$ West, a distance of 517.20 feet;

Thence North $12^{\circ} 46' 56''$ West, a distance of 47.07 feet to a point on the North line of said Parcel 2, said point being 33.00 feet westerly of the northeasterly corner of said Parcel 2;

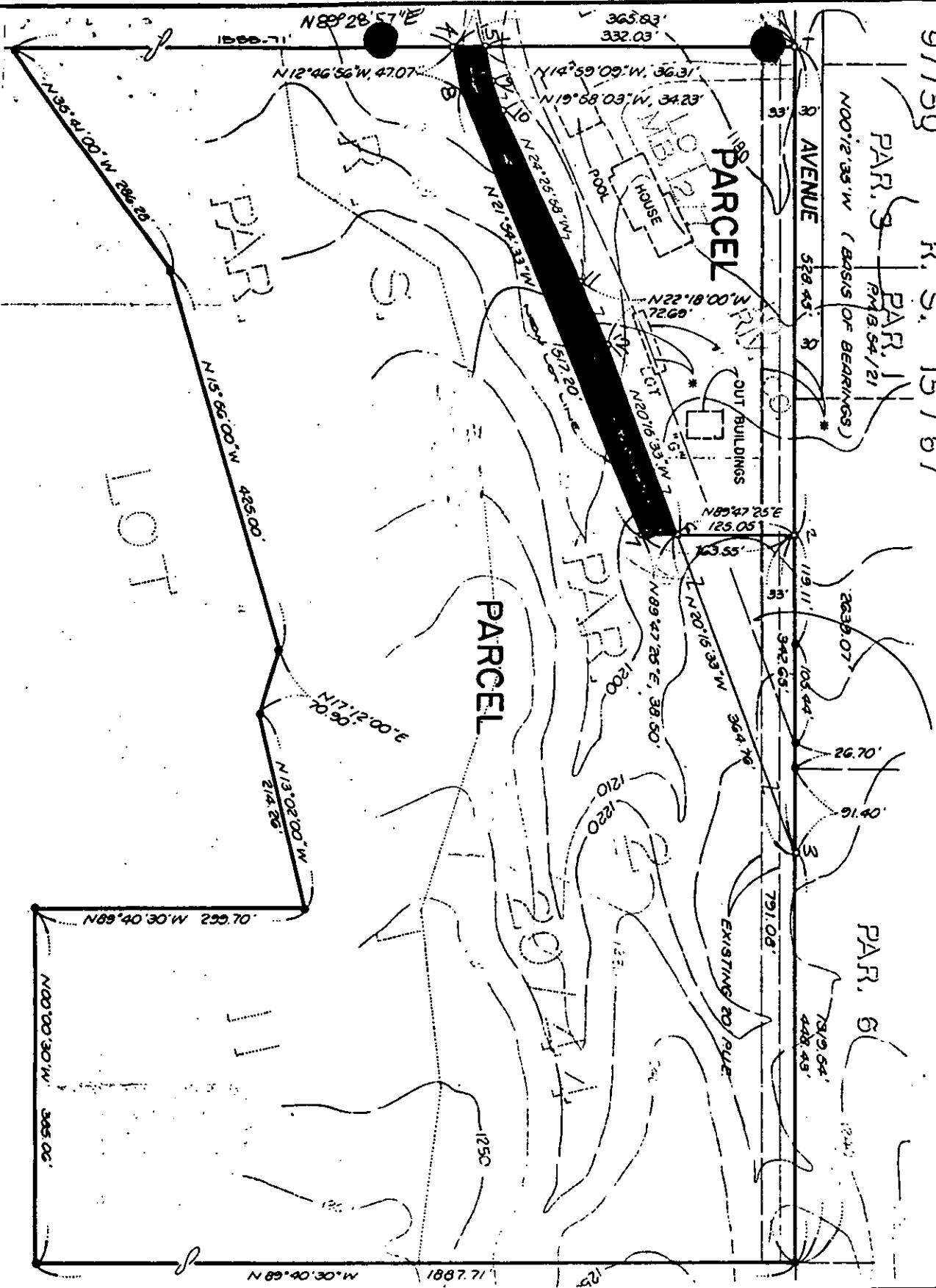
Thence North $89^{\circ} 28' 57''$ East, along the North line of said Parcel 2, said Lot G, and said Lot 10, a distance of 365.03 feet to the POINT OF BEGINNING.



DESCRIPTION APPROVAL 6/16/93
George P. Hutchinson by *JWF*
 SURVEYOR, CITY OF RIVERSIDE

135296

PAR. 4
97150
R. S. 15 / 67
PAR. 5



• CITY OF RIVERSIDE, CALIFORNIA •

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.

SHEET 1 OF 1

5A/6A-1

SCALE: 1" = N.T.S.

DRAWN BY — DATE 6/14/93

SUBJECT PW-032-901

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PLANNING COMMISSION
of the
CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE

Property Owner(s): ARLINGTON HEIGHTS CITRUS COMPANY, a corporation

Pursuant to Section 18.38.030 of the Riverside Municipal Code, the Planning Commission of the City of Riverside, California, hereby declares that on May 23, 1991, a waiver of parcel map for a lot line adjustment was granted for the real property as described in Exhibit "A" attached hereto and incorporated herein by this reference, located in the City of Riverside, County of Riverside, State of California, which real property as described in said Exhibit "A" thereby created complies with the California Subdivision Map Act and Title 18 of the Riverside Municipal Code.

THE ISSUANCE OF THIS CERTIFICATE OF COMPLIANCE DOES NOT SUPERSEDE, MODIFY OR AFFECT ANY REQUIREMENTS OF THE BUILDING OR ZONING REGULATIONS OF THE CITY OF RIVERSIDE.

PLANNING COMMISSION OF THE CITY OF RIVERSIDE

STEPHEN J. WHYLD
PLANNING DIRECTOR

Dated: July 2, 1993

BY J. Craig Aaron
J. CRAIG AARON
PRINCIPAL PLANNER

GENERAL ACKNOWLEDGEMENT

State of California }
County of Riverside } ss

On July 2, 1993, before me Margaret I. Archambault
(date) (name)

a Notary Public in and for said State, personally appeared

J. Craig Aaron
Name(s) of Signer(s)

personally known to me - OR - proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/~~are~~ subscribed to the within instrument and acknowledged to me that he/~~she/they~~ executed the ~~same~~ in his/~~her/their~~ authorized capacity(ies), and that by his/~~her/their~~ signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Margaret I. Archambault
Signature



OPTIONAL SECTION

CAPACITY CLAIMED BY SIGNER

- () Attorney-in-fact
- () Corporate Officer(s)
- Title _____
- () Guardian/Conservator or
- (X) Individual(s)
- () Trustee(s)
- () Other
- () Partner(s)
- () General
- () Limited

The party(ies) executing this document is/are representing:

EXHIBIT "A"

Parcel 1 and Parcel 2 of Record of Survey on file in Book 20 of Records of Survey, at Page 44 thereof, Records of Riverside County, California, together with portions of Lot 10 and Lot G of Dufferin Heights, as shown by map on file in Book 12 of Maps, at Page 7 thereof, Records of Riverside County, California, said portions of Lot 10 and Lot G being more particularly described as follows:

Commencing at the Northeast corner of said Lot 10;

Thence South $00^{\circ} 12' 35''$ East, along the East line of said Lot 10, a distance of 528.45 feet to the Point of Beginning;

Thence continuing South $00^{\circ} 12' 35''$ East, along the East line of said Lot 10 and the East line of said Lot G, a distance of 342.65 feet to the most southerly corner of said Lot G, said corner also being an angle point in the easterly line of said Parcel 2;

Thence North $20^{\circ} 15' 33''$ West, along the southwesterly line of said Lot G and the northeasterly line of said Parcel 2, a distance of 364.76 feet to a point hereinafter referred to as Point "A";

Thence North $89^{\circ} 47' 25''$ East, a distance of 125.05 feet to the Point of Beginning.

EXCEPTING THEREFROM that portion of said Parcel 2, being more particularly described as follows:

Beginning at Point "A" hereinabove described;

Thence South $89^{\circ} 47' 25''$ West, a distance of 38.50 feet;

Thence North $21^{\circ} 54' 33''$ West, a distance of 517.20 feet;

Thence North $12^{\circ} 46' 56''$ West, a distance of 47.07 feet to a point on the northerly line of said Parcel 2;

Thence North $89^{\circ} 28' 57''$ East, along the North line of said Parcel 2, a distance of 33.00 feet to the northeasterly corner thereof, said corner also being the northwesterly corner of said Lot G;

Thence South $14^{\circ} 59' 09''$ East, a distance of 36.31 feet;

Thence South $19^{\circ} 58' 03''$ East, a distance of 34.23 feet;

Thence South $24^{\circ} 25' 58''$ East, a distance of 203.30 feet;

Thence South 22° 18' 00" East, a distance of 72.69 feet;

Thence South 20° 15' 33" East, a distance of 219.90 feet to said Point "A";

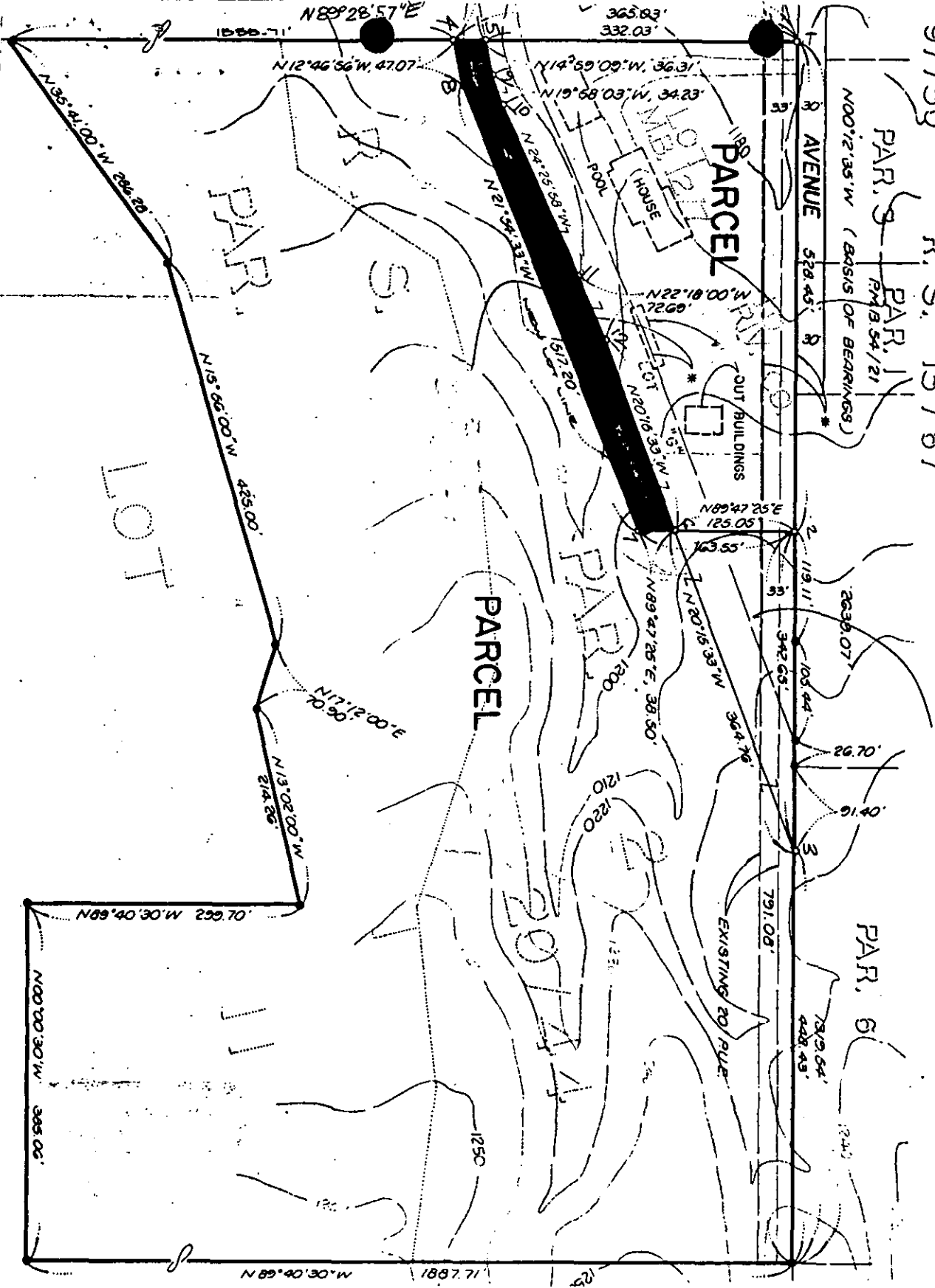
The preceding five (5) courses being along the northeasterly line of said Parcel 2 and the southwesterly line of said Lot G.



DESCRIPTION APPROVAL 6/16/93
George P. Hutchins
SURVEYOR, CITY OF RIVERSIDE

135297

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97159
R. S. 15 / 67
PAR. 5



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