

122332

Recording requested by:

And when recorded, mail to:

City of Riverside
3900 main St.
Riv, Ca

This space for Recorder's use

RECEIVED FOR RECORD
4:45 Min. Past o'clock
At Request of
Sant Construction

Book 1979, Page 122332
JUN 13 1979

Recorded in Official Records
of Riverside County, California
D. J. ... Recorder
FEES \$

PLANNING COMMISSION
of the
CITY OF RIVERSIDE

CERTIFICATE OF COMPLIANCE
(Waiver of Parcel Map PMW-46-778)

RECEIVED

RIVERSIDE CITY
PLANNING DEPARTMENT

Property Owner(s): SANT CONSTRUCTION COMPANY

130

Pursuant to Section 18.38.030 of the Riverside Municipal Code, the Planning Commission of the City of Riverside hereby declares that on March 22, 1979, 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.

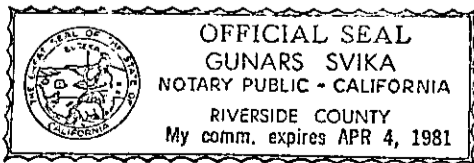
PLANNING COMMISSION OF THE
CITY OF RIVERSIDE

Dated: JUNE 13, 1979

By [Signature]
Planning Director
City of Riverside

STATE OF CALIFORNIA)
) ss.
COUNTY OF RIVERSIDE)

On JUNE 13, 1979, before me, the undersigned, a Notary Public in and for said County and State, personally appeared MERLE GARDNER, known to me to be the person who executed the within instrument on behalf of the Planning Commission of the City of Riverside, and acknowledged to me that said Planning Commission executed the same.



[Signature]
Notary Public in and for said County and State

That portion of Lot "A" of Victoria Heights, as shown by a map on file in Book 4 of Maps, at Page 92 thereof, records of Riverside County, California, and that portion of Elsinore Road (Vacated) more particularly described as follows:

BEGINNING at the intersection of the centerline of Central Avenue and the centerline of Victoria Avenue, as shown on said map of Victoria Heights;

122332
THENCE North 0° 01' 00" West a distance of 656.41 feet along the centerline of said Victoria Avenue;

THENCE North 89° 21' 45" East, 80.00 feet to a point in the southerly line of said Lot "A", and the point of beginning;

THENCE North 89° 21' 45" East, 577.21 feet along said southerly line of said Lot "A";

THENCE North 0° 01' 00" East, 634.55 feet to a point in a non-tangent curve whose radius is 397 feet, concave northeasterly, the radial line at said point bears South 07° 44' 20" West;

THENCE Northwesterly along said curve thru a central angle of 11° 15' 05", a distance of 77.96 feet to a point of reverse curvature, the radial line at said point bears South 18° 59' 29" West,

THENCE Southwesterly along a curve whose radius is 20 feet and concaving southeasterly, thru a central angle of 83° 56' 37", a distance of 29.30 feet;

THENCE South 25° 02' 48" West, a distance of 9.77 feet;

THENCE South 89° 03' 00" West, a distance of 66.75 feet;

THENCE North 25° 02' 48" East, a distance of 27.81 feet;

THENCE South 89° 03' 00" West, a distance of 246.59 feet;

THENCE South 0° 01' 00" East, a distance of 195.46 feet;

THENCE South 89° 03' 00" West, a distance of 185.60 feet;

THENCE South 70° 42' 30" West, a distance of 6.28 feet;

THENCE South 0° 01' 00" East, a distance of 130.93 feet;

THENCE North 89° 12' 22" East, a distance of 20.00 feet;

THENCE South 0° 01' 00" East, a distance of 23.57 feet;


THENCE North 89° 03' 00" East, a distance of 141.00 feet;

THENCE South 01° 49' 16" East, a distance of 154.00 feet;

THENCE South 89° 03' 00" West, a distance of 145.85 feet;

THENCE South 0° 01' 00" East, a distance of 150.85 feet to the Point of Beginning.

DESCRIPTION APPROVAL

George P. Hutchinson 4/20/79 by 

Recording Fee: [redacted] ted by:

122333

And when recorded, mail to:

City of Riverside
3900 Main St
Riv, Ca,

RECEIVED FOR RECORD

7:15 Min. Past 1 o'clock P.M.
At Request of

Sant Construction

Book 1979, Page 122333

JUN 13 1979

Recorded in Official Records
of Riverside County, California

D. S. [Signature] Recorder

FEES \$ 4

This space for Recorder's use

PLANNING COMMISSION
of the
CITY OF RIVERSIDE

CERTIFICATE OF COMPLIANCE
(Waiver of Parcel Map PMW-46-778)

Property Owner(s): SANT CONSTRUCTION COMPANY

Pursuant to Section 18.38.030 of the Riverside Municipal Code, the Planning Commission of the City of Riverside hereby declares that on March 22, 1979, 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.

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

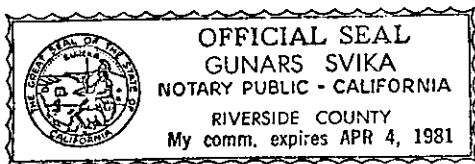
PLANNING COMMISSION OF THE
CITY OF RIVERSIDE

Dated: JUNE 13, 1979

By [Signature]
Planning Director
City of Riverside

STATE OF CALIFORNIA)
) ss.
COUNTY OF RIVERSIDE)

On JUNE 13, 1979, before me, the undersigned, a Notary Public in and for said County and State, personally appeared MICHAEL GARDNER, known to me to be the Planning Director of the City of Riverside and known to me to be the person who executed the within instrument on behalf of the Planning Commission of the City of Riverside, and acknowledged to me that said Planning Commission executed the same.



[Signature]
Notary Public in and for said County and State

122333

That portion of Lot "A" of Victoria Heights, as shown by map on file in Book 4, Page 92 of Maps, Riverside County Records, more particularly described as follows:

COMMENCING at the southwest corner of said Lot "A";

THENCE North $89^{\circ} 21' 45''$ East along the South line of said Lot "A", a distance of 20.00 feet to a point on the East line of Victoria Avenue as recorded August 19, 1977, as Instrument No. 123460, Riverside County Records;

THENCE North $0^{\circ} 01' 00''$ West along said East line of Victoria Avenue a distance of 150.85 feet to the true point of beginning;

THENCE continuing North $0^{\circ} 01' 00''$ West along said East line of Victoria Avenue a distance of 154.00 feet;

THENCE North $89^{\circ} 03' 00''$ East a distance of 141.00 feet;

THENCE South $01^{\circ} 49' 16''$ East a distance of 154.00 feet;

THENCE South $89^{\circ} 03' 00''$ West a distance of 145.85 feet to the point of beginning.

DESCRIPTION APPROVAL
by *George P. Hutchinson* 4/20/77 by *OMA*
Surveyor