

Recording requested by:

CHICAGO TITLE

And when recorded, mail to:

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

1844

PROJECT: PMW-56-867

FOR RECORDER'S OFFICE USE ONLY

PLANNING COMMISSION  
of the  
CITY OF RIVERSIDE  
CERTIFICATE OF COMPLIANCE

Property Owner(s): DUNN PROPERTIES, a California corporation

Pursuant to Section 18.38.030 of the Riverside Municipal Code, the Planning Commission of the City of Riverside hereby declares that on March 5, 1987, 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

Parcel 9 and the westerly 24 feet of Parcel 10, Parcel Map 18250, in the City of Riverside, County of Riverside, State of California, as per map filed in Book 105, Page 37 of Parcel Maps, records of Riverside County, more particularly described as follows:

BEGINNING at the northwest corner of said Parcel 9, Parcel Map 18250, said point being on the southerly line of Seventh Street, 60 feet wide, as shown on said parcel map;

THENCE along said southerly line South 89° 47' 24" East, 173.54 feet;

THENCE South 0° 12' 36" West, 193.77 feet to the southerly line of said Parcel Map 18250;

THENCE along said southerly line North 89° 47' 51" West, 173.54 feet to the southwest corner thereof;

THENCE along the westerly line of said Parcel 9 North 0° 12' 36" East, 193.79 feet to the northwest corner thereof and POINT OF BEGINNING;

RECEIVED FOR RECORD  
AT 8:30 O'CLOCK A.M.

At Request of  
CHICAGO TITLE INS. CO.

JUN 29 1987

Recorded in Official Records  
of Riverside County, California

*William E. Stoney*  
RECORDER

Fees \$

*9/2*

554/43-7

CONTAINING 33,629 square feet or 0.772 acres, more or less.

Parcel 2

The easterly 126 feet of Parcel 10, Parcel Map 18250, City of Riverside, County of Riverside, State of California, as per map filed in Book 105, Page 37 of Parcel Maps, records of Riverside County, more particularly described as follows:

BEGINNING at the northeast corner of Parcel 10, said point being on the southerly line of Seventh Street, 60 feet wide, as shown on said Parcel Map;

THENCE along the easterly line of said Parcel 10 South 0° 12' 36" West, 193.75 feet to the southerly line of said Parcel Map 18250 and southeast corner of said Parcel 10;

THENCE along said southerly line of Parcel Map 18250 North 89° 47' 51" West, 126.00 feet;

THENCE North 0° 12' 36" East, 193.77 feet to a point on said southerly line of Seventh Street;

THENCE South 89° 47' 24" East, 126.00 feet to said northeasterly corner thereof and POINT OF BEGINNING.

CONTAINING 24,414 square feet or 0.560 acres, more or less.

Parcel 3

The westerly 90.50 feet of Parcel 11, Parcel Map 18250 in the City of Riverside, County of Riverside, State of California, as per map filed in Book 105, Page 37 of Parcel Maps, records of Riverside County, more particularly described as follows:

BEGINNING at the northwest corner of said Parcel 11, said point being on the southerly line of Seventh Street, 60 feet wide, as shown on said Parcel Map;

THENCE along said southerly line South 89° 47' 24" East, 90.50 feet;

THENCE South 0° 12' 36" West, 191.74 feet to the southerly line of said Parcel Map 18250;

THENCE along said southerly line North 89° 47' 51" West, 89.04 feet;

THENCE South 0° 12' 20" West, 2.00 feet;

THENCE North 89° 47' 51" West, 1.46 feet to the southwest corner thereof;

THENCE along the westerly line of Parcel 11 North 0° 12' 36" East, 193.75 feet to the northwest corner thereof and POINT OF BEGINNING.

CONTAINING 17,356 square feet or 0.398 acres, more or less.

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Parcel 4

Parcel 12 and the east 59.5 feet of Parcel 11, Parcel Map 18250 in the City of Riverside, County of Riverside, State of California, as per parcel map filed in Book 105, Page 37 of Parcel Maps, records of Riverside County, more particularly described as follows:

BEGINNING at the southeast corner of said Parcel 12, Parcel Map 18250, said point being on the westerly line of Cranford Avenue, 66 feet wide, as shown on said Parcel Map;

THENCE along the southerly line of said Parcel Map 18250 North 89° 47' 51" West, 209.53 feet;

THENCE North 0° 12' 36" East, 191.74 feet to a point on the southerly line of Seventh Street, 60 feet wide, as shown on said Parcel Map;

THENCE along said southerly line South 89° 47' 24" East, 187.53 feet;

THENCE South 38° 57' 56" East, 34.83 feet to a point on said westerly line of Cranford Avenue;

THENCE along said westerly line South 0° 12' 20" West, 164.71 feet to said southeast corner thereof and POINT OF BEGINNING.

CONTAINING 39,874 square feet or .915 acres, more or less.

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

MERLE G. GARDNER  
PLANNING DIRECTOR

By Robert C. Mease  
ROBERT C. MEASE  
PRINCIPAL PLANNER

Dated: JUNE 9, 1987

STATE OF CALIFORNIA)  
  )ss.  
COUNTY OF RIVERSIDE)

On this 9<sup>TH</sup> day of JUNE, in the year 1987, 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 \_\_\_\_\_ 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 Sviika  
Notary Public in and for said County and State

DESCRIPTION APPROVAL 6/9/87  
Gregory P. Hutchins by VF  
SURVEYOR, CITY OF RIVERSIDE

