

160573

Recording requested by:

And when recorded, mail to:

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

RECEIVED FOR RECORD
30 Min. Past 11 o'clock A.M.

MAY 14 1991

Recorded in Official Records
of Riverside County, California

W. J. Stanley Recorder
Fees \$

FOR RECORDER'S OFFICE USE ONLY

PROJECT: C-25-867
Arlington Ave. & Crest Ave.

PLANNING COMMISSION
of the
CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE

Property Owner(s): GEORGE ZOIS and DOLORES ZOIS, 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 May 7, 1987, 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


MERLE G. GARDNER
PLANNING DIRECTOR

Dated: 5/13/91

By 
KENNETH R. GUTIERREZ
PRINCIPAL PLANNER

STATE OF CALIFORNIA)
)ss.
COUNTY OF RIVERSIDE)

On this 13th day of MAY, in the year 1991, before me,
NONA E. CARTWRIGHT a Notary Public in and for said
county and state, personally appeared KENNETH R. GUTIERREZ
 , 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.


Notary Public in and for said County and State

KS/1582u/w
04/25/91

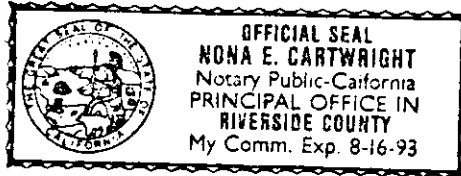


EXHIBIT "A"

LEGAL DESCRIPTION

IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

PARCEL 1:

THE NORTH 160 FEET OF THE EAST 120 FEET OF LOT 7, BLOCK 41 OF LA GRANADA, AS SHOWN BY MAP FILED IN BOOK 12, PAGES 42 TO 51 INCLUSIVE, OF MAPS, RECORDS OF SAID RIVERSIDE COUNTY, CALIFORNIA;

EXCEPTING THEREFROM THAT PORTION THEREOF CONVEYED TO THE COUNTY OF RIVERSIDE BY DEED RECORDED APRIL 1, 1955 IN BOOK 1716 PAGE 459 ET SEQ., OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA;

ALSO EXCEPTING THEREFROM THAT PORTION CONVEYED TO THE CITY OF RIVERSIDE BY DEED RECORDED MARCH 22, 1968 AS INSTRUMENT NO. 26642, OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA;

ALSO EXCEPTING THEREFROM THAT PORTION CONVEYED TO THE CITY OF RIVERSIDE BY DEED RECORDED MAY 16, 1988 AS INSTRUMENT NO. 130082, OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA;

ALSO EXCEPTING THEREFROM THAT PORTION CONVEYED TO THE CITY OF RIVERSIDE BY QUITCLAIM DEED RECORDED MAY 16, 1988 AS INSTRUMENT NO. 130083, OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

DESCRIPTION APPROVAL 4/30/91
George P. Hutchinson by Kga
SURVEYOR, CITY OF RIVERSIDE

Thomas W. Chadwell
REGISTERED PROFESSIONAL ENGINEER
THOMAS W. CHADWELL
33755
Exp. 6-30-94
CIVIL
STATE OF CALIFORNIA
4-29-91

SCALE: 1" = 60'

CREST AVENUE

N 00° 29' 36" E

ARLINGTON AVENUE

N 09° 29' 30" W

P.O.B.

OPEN LOT LINES

EX. R/W

EX. R/W

EX. R/W

EX. R/W

2-18-87 #45094

#444069

12-6-90

LA GRANADA M.B. 12/42-51

BLOCK

41

N 0° 30' 30" E

N 0° 30' 30" E

5-16-88 #130022

5-16-88 #130081

5-16-88 #130081

5-16-88 #130082

9-10-01 #121

4-1-55 0.1716 P.459 O.R.

5-16-88 #130081 O.R.

8-25-68 #26643 O.R.

N 88° 25' 58" W (SHOWN AS N 88° 25' 55" E PER M.B. 12/42-51)

N 88° 25' 58" W

35'

30'

33'

195.05'

55'

55'

80'

290.00'

125'

160'

266.30'

262.42'

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

6/10-1

SCALE: 1" = 60'

DRAWN BY — DATE 4/29/91

SUBJECT C-25-867-PMW'S