

out 5/7

160574

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 1 o'clock A.M.

MAY 14 1991

Recorded in Official Records  
of Riverside County, California

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): BRETON CONSTRUCTION, INC., 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 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.



EXHIBIT "A"

LEGAL DESCRIPTION

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

PARCEL 1:

LOT 7 IN BLOCK 41 LA GRANADA AS SHOWN BY MAP FILED IN BOOK 12, PAGES 42 THROUGH 51 INCLUSIVE, OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA;

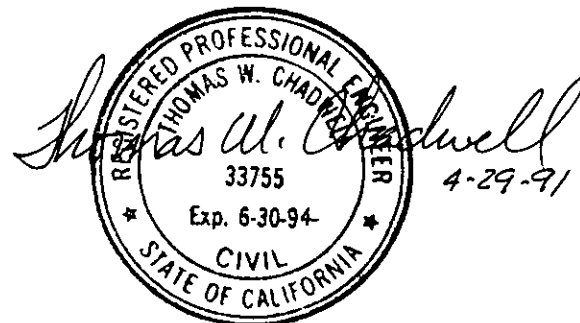
EXCEPTING THEREFROM THE NORTH 160 FEET OF THE EAST 120 FEET OF SAID LOT 7;

ALSO EXCEPTING THEREFROM THAT PORTION 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 OF SAID LOT 7 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. 130081, OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

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



SCALE: 1" = 60'

CREST AVENUE

N.00°29'36"E

ARLINGTON AVENUE

N.06°22'58"W

P.O.B.

33'

33'

55'

35'

EX. R.I.W. 7

EX. R.I.W. 7

EX. R.I.W. 7

EX. R.I.W. 7

5-16-88 #130081

5-16-88 #130081

5-16-88 #130081

5-16-88 #130081

5-16-88 #130082

5-16-88 #130081

5-16-88 #130081

5-16-88 #130081

2-18-87 #45094

#444069

12-6-90

N.0°30'30"E

N.0°30'30"E

N.00°29'36"E

N.00°29'36"E

5-16-88 #130081

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5-16-88 #130081

41

BLOCK

LA GRANADA M.B. 12/42-51

N.88°25'58"W (SHOWN AS N.88°25'58"E PER M.B. 12/46)

N.88°25'58"W

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

PMW-197