

91872

Recording requested by:

And when recorded, mail to:

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

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MAR 11 1993

Recorded in Official Records  
of Riverside County, California

W. J. [Signature]  
Recorder 14  
Fees \$

FOR RECORDER'S OFFICE USE ONLY

PROJECT: R-27-901  
R-14-912  
Administrative P.M.W.

PLANNING COMMISSION  
of the  
CITY OF RIVERSIDE  
CERTIFICATE OF COMPLIANCE

Property Owner(s): SAMUEL L. HALLER and JACKIE L. HALLER, husband and wife, and TODD A. HALLER, a single man, all as joint tenants

Pursuant to Section 18.38.030 of the Riverside Municipal Code, the Planning Commission of the City of Riverside, California, hereby declares that on April 24, 1992, 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.

11/1/92

PLANNING COMMISSION OF THE CITY OF RIVERSIDE

STEPHEN J. WHYLD  
PLANNING DIRECTOR

Dated: March 1, 1993

By *[Signature]*  
KENNETH R. GUTIERREZ  
DEPUTY PLANNING DIRECTOR

GENERAL ACKNOWLEDGEMENT

State of California }  
County of Riverside }<sup>ss</sup>

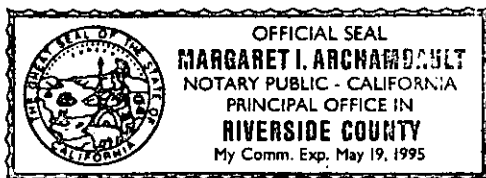
On March 1, 1993, before me Margaret I. Archambault  
(date) (name)

a Notary Public in and for said State, personally appeared

Kenneth R. Gutierrez  
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
- ( ) Individual(s)
- ( ) Trustee(s)
- ( ) Other \_\_\_\_\_
- ( ) Partner(s)  
( ) General  
( ) Limited

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

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

HALLER.COC/a

THAT PORTION OF LOT 13 IN BLOCK 22 OF THE LANDS OF THE RIVERSIDE LAND AND IRRIGATING COMPANY, AS SHOWN BY MAP RECORDED IN BOOK 1, PAGE 70 OF MAPS, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA, TOGETHER WITH PORTIONS OF LOTS 30 AND 31 OF CROWELL GARDENS, AS SHOWN BY MAP ON FILE IN BOOK 22 OF MAPS, AT PAGE 59 THEREOF, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE SOUTHWESTERLY LINE OF PARCEL 2 OF RECORD OF SURVEY ON FILE IN BOOK 25 OF RECORD OF SURVEYS, AT PAGE 83 THEREOF, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, SAID POINT BEING ON A LINE PARALLEL WITH AND DISTANT 44.00 FEET NORTHWESTERLY, AS MEASURED AT RIGHT ANGLES TO THE CENTERLINE OF INDIANA AVENUE, SAID POINT ALSO BEING THE MOST WESTERLY CORNER OF THAT CERTAIN PARCEL OF LAND CONVEYED TO THE CITY OF RIVERSIDE BY DEED RECORDED AUGUST 5, 1991, AS INSTRUMENT NO. 267761, OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA;

THENCE NORTH 34° 00' 00" WEST, ALONG THE SOUTHWESTERLY LINE OF SAID PARCEL 2, A DISTANCE OF 105.28 FEET TO THE MOST WESTERLY CORNER THEREOF, SAID CORNER BEING ON THE SOUTHEASTERLY RIGHT OF WAY LINE OF STATE HIGHWAY 91;

THENCE NORTH 51° 34' 40" EAST, ALONG THE NORTHWESTERLY LINE OF PARCEL 2 AND PARCEL 1 OF SAID RECORD OF SURVEY AND SAID SOUTHEASTERLY RIGHT OF WAY LINE, A DISTANCE OF 137.45 FEET TO THE MOST NORTHERLY CORNER OF SAID PARCEL 1, SAID MOST NORTHERLY CORNER ALSO BEING ON THE SOUTHWESTERLY LINE OF SAID LOT 30;

THENCE NORTH 51° 57' 20" EAST, CONTINUING ALONG SAID SOUTHEASTERLY RIGHT OF WAY LINE, A DISTANCE OF 62.03 FEET TO AN ANGLE POINT THEREIN;

THENCE NORTH 50° 57' 12" EAST, CONTINUING ALONG SAID SOUTHEASTERLY RIGHT OF WAY LINE, A DISTANCE OF 68.39 FEET TO THE POINT OF INTERSECTION WITH THE NORTHEASTERLY LINE OF SAID LOT 30;

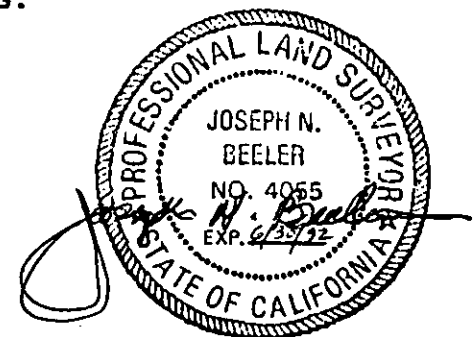
THENCE SOUTH 34° 00' 00" EAST, ALONG THE NORTHEASTERLY LINE OF SAID LOTS 30 AND 31, A DISTANCE OF 108.13 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE WESTERLY, HAVING A RADIUS OF 20.00 FEET;

THENCE SOUTHERLY, ALONG SAID CURVE HAVING A RADIUS OF 20.00 FEET, THROUGH A CENTRAL ANGLE OF 71° 48' 18", AN ARC DISTANCE OF 25.07 FEET TO THE POINT OF INTERSECTION WITH SAID LINE PARALLEL WITH AND DISTANT 44.00 FEET NORTHWESTERLY, AS MEASURED AT RIGHT ANGLES TO THE CENTERLINE OF SAID INDIANA AVENUE, A RADIAL LINE AT SAID POINT BEARS NORTH 52° 11' 42" WEST;

THENCE SOUTH 56° 00' 00" WEST, ALONG SAID PARALLEL LINE, A DISTANCE OF 253.23 FEET TO THE POINT OF BEGINNING.

DESCRIPTION APPROVAL 2/24/03

by Walter R. Inye  
SURVEYOR, CITY OF RIVERSIDE



CROWELL AVENUE

534°00'00"E

Δ = 71°48'18"  
R = 20.00'  
L = 25.07'

FREEWAY

RIVERSIDE

NORTH

CROWELL GARDENS  
MB 22/59  
30 31

PAR 1  
C.O.C.  
RECORDED 7/30/91  
INSTR. NO. 259003  
RS 25/83  
PAR 2

PARCEL 3  
RS 25/83

INDIANA AVENUE

INDIANA

ADAMS STREET

• CITY OF RIVERSIDE, CALIFORNIA •

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

SHEET 1 OF 1

SCALE: 1" = 40'

DRAWN BY *LL* DATE 11 / 18 / 91

SUBJECT: P-27-201 AND P-14-212