

Accomodation

DOC # 2011-0269400
06/20/2011 08:26 AM Fees: \$0.00
Page 1 of 7
Recorded in Official Records
County of Riverside
Larry W. Ward
Assessor, County Clerk & Recorder

Recording requested by:

Lawyers Title

DOCUMENTARY TRANSFER TAX = \$0.00
When recorded mail to:

**This document was electronically submitted
to the County of Riverside for recording**
Received by: CARAGON

**CITY SURVEYOR,
CITY OF RIVERSIDE**
Public Works Department
City Hall, 3900 Main Street
Riverside, California 92522

FOR RECORDER'S OFFICE USE ONLY

**WAIVER OF PARCEL MAP
P11-0179
TENTATIVE PM 36356**

~~Project: PM 36356~~
APN: 276-110-002
Address: 381 E. Alessandro Blvd.

276-110-002-7
TRA: 069-083

CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE
FOR PARCEL MAP WAIVER

Pursuant to Section 66428 of the Government Code of the State of California, and Chapter 18.110 of the Riverside Municipal Code, the filing of a Final Parcel Map for Tentative Parcel Map No. 36356 is hereby waived and this Certificate of Compliance is being issued to create the **TWO (2)** parcels of real property located in the City of Riverside, County of Riverside, State of California, as described in **Exhibit "A"** attached hereto and incorporated herein by this reference, and upon recordation of this certificate, which parcels comply with the applicable divisions of the California Subdivision Map Act and Title 18 of the Riverside Municipal Code.

THIS CERTIFICATE RELATES ONLY TO ISSUES OF COMPLIANCE OR NONCOMPLIANCE WITH THE SUBDIVISION MAP ACT AND LOCAL ORDINANCES ENACTED PURSUANT THERETO INCLUDING TITLE 18 OF THE RIVERSIDE MUNICIPAL CODE. THE PARCELS DESCRIBED HEREIN MAY BE SOLD, LEASED, OR FINANCED WITHOUT FURTHER COMPLIANCE WITH THE SUBDIVISION MAP ACT OR ANY LOCAL ORDINANCE ENACTED PURSUANT THERETO.

WPM-P11-0179

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CERTIFICATE OF COMPLIANCE
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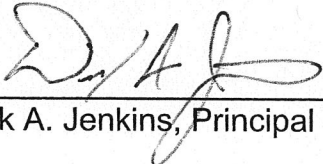
Pursuant to Section 66428 of the Government Code of the State of California, and Chapter 18.110 of the Riverside Municipal Code, the filing of a Final Parcel Map for Tentative Parcel Map No. 36356 is hereby waived and this Certificate of Compliance is being issued to create the **TWO (2)** parcels of real property located in the City of Riverside, County of Riverside, State of California, as described in **Exhibit "A"** attached hereto and incorporated herein by this reference, and upon recordation of this certificate, which parcels comply with the applicable divisions of the California Subdivision Map Act and Title 18 of the Riverside Municipal Code.

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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. DEVELOPMENT OF THE PARCEL MAY REQUIRE ISSUANCE OF A PERMIT OR PERMITS, OR OTHER GRANT OR GRANTS OF APPROVAL.

ZONING ADMINISTRATOR
CITY OF RIVERSIDE

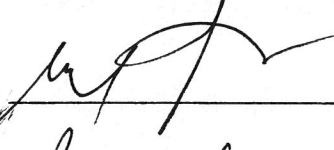
KEN GUTIERREZ
PLANNING DIRECTOR

By:  4/29/11
Dirk A. Jenkins, Principal Planner Date

OWNERS STATEMENT / CONSENT OF OWNERS

We hereby state that we are the owners of, or have some right, title, or interest in the land included within the subdivision as described in this Certificate of Compliance for Parcel Map Waiver; that we are the only persons whose consent is necessary to pass clear title to said land, and we consent to the preparation and recordation of this Certificate of Compliance for Parcel Map Waiver.

MISSION VILLAGE, a California Corporation

By: 
Title: President

By: _____
Title: _____

State of California

County of Riverside } ss

On 4-29-11, before me, Francisca Andrade,

notary public, personally appeared, Dirk A. Jenkins

who 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.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Francisca Andrade
Notary Signature



State of California

County of Los Angeles } ss

On May 26, 2011, before me, Ruby Garcia,

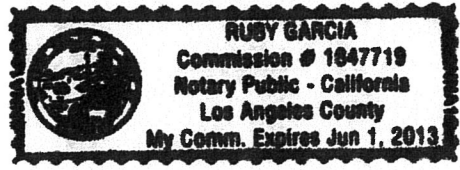
notary public, personally appeared, Mark Rubin

who 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.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Ruby Garcia
Notary Signature



GOVERNMENT CODE 27361.7

I CERTIFY UNDER PENALTY OF PERJURY THAT THE NOTARY SEAL ON THE DOCUMENT TO WHICH THIS STATEMENT IS ATTACHED READS AS FOLLOWS:

NAME OF NOTARY: Ruby Garcia

COMMISSION NO: 1847719

PLACE OF EXECUTION: Los Angeles

DATE COMMISSION EXPIRES: June 1, 2013

MANUFACTURER/VENDER NO: NNA1

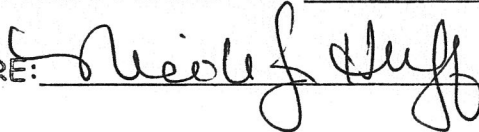
SIGNATURE:  DATE: 6-20-11

EXHIBIT "A"
PARCEL MAP 36356
CERTIFICATE OF COMPLIANCE
FOR PARCEL MAP WAIVER

PARCEL 1

A portion of Parcel B of Certificate of Compliance for Lot Line Adjustment No. 010-967, recorded June 17, 1997, as Instrument No. 211907, of Official Records, lying within a portion of Parcel 15 of Parcel Map No. 26320, in the City of Riverside, County of Riverside, State of California, as per map recorded in Book 173, Pages 46 to 50 inclusive, of Parcel Maps, as amended by Certificate of Correction recorded May 19, 1995, as Instrument No. 162482, of Official Records, and, all in the Office of the County Recorder of said county, more particularly described as follows:

COMMENCING at the Southeast corner of said Parcel 15;

THENCE along the Easterly line of said Parcel 15, a distance of 62.54 feet to the Southeast corner of said Parcel "B" of said Certificate of Compliance;

THENCE along the Southerly line of said Parcel B, South 89°50'24" West, a distance of 170.00 feet to a point on the Westerly line of said Parcel B;

THENCE along said Westerly line, North 00°09'36" West, a distance of 199.84 feet to the **TRUE POINT OF BEGINNING**;

THENCE North 89°50'24" East, a distance of 55.00 feet;

THENCE South 00°09'36" East, a distance of 24.54 feet;

THENCE North 89°50'24" East, a distance of 115.00 feet to a point on the Easterly line of said Parcel B, said point being on the Westerly 50.00 foot half width sideline of Mission Grove Parkway as shown on said Parcel Map 26320;

THENCE along said sideline and said Easterly line of said Parcel B, North 00°09'36" West, a distance of 104.32 feet;

THENCE continuing along said sideline and said Easterly line, North 47°29'42" West, a distance of 33.90 feet to a point on the Northerly line of said Parcel B, said point being on the Southerly 113.00 foot half width sideline of Alessandro Boulevard as shown on said Parcel Map No. 26320;

THENCE along said sideline and said Northerly line of said Parcel B, South 89°51'17" West, a distance of 145.07 feet to the Northwest corner of said Parcel B;

THENCE along the Westerly line of said Parcel B, South 00°09'36" East, a distance of 102.80 feet to the **TRUE POINT OF BEGINNING**.

Containing 0.46 acres, more or less.

PARCEL 2

A portion of Parcel B of Certificate of Compliance for Lot Line Adjustment No. 010-967, recorded June 17, 1997, as Instrument No. 211907, of Official Records, lying within a portion of Parcel 15 of Parcel Map No. 26320, in the City of Riverside, County of Riverside, State of California, as per map recorded in Book 173, Pages 46 to 50 inclusive, of Parcel Maps, as amended by Certificate of Correction recorded May 19, 1995, as Instrument No. 162482, of Official Records, and, all in the Office of the County Recorder of said county, more particularly described as follows:

COMMENCING at the Southeast corner of said Parcel 15;

THENCE along the easterly line of said Parcel 15, a distance of 62.54 feet to the Southeast corner of said Parcel "B" of said Certificate of Compliance, said corner being the **TRUE POINT OF BEGINNING**;

THENCE along the Southerly line of said Parcel B, South 89°50'24" West, a distance of 170.00 feet to a point on the Westerly line of said Parcel B;

THENCE along said Westerly line, North 00°09'36" West, a distance of 199.84 feet;

THENCE North 89°50'24" East, a distance of 55.00 feet;

THENCE South 00°09'36" East, a distance of 24.54 feet;

THENCE North 89°50'24" East, a distance of 115.00 feet to a point on the Easterly line of said Parcel B, said point being on the Westerly 50.00 foot half width sideline of Mission Grove Parkway as shown on said Parcel Map 26320;

THENCE along said sideline and said Easterly line of said Parcel B, South 00°09'36" East, a distance of 175.30 feet; to the **TRUE POINT OF BEGINNING**.


Containing 0.72 acres, more or less.

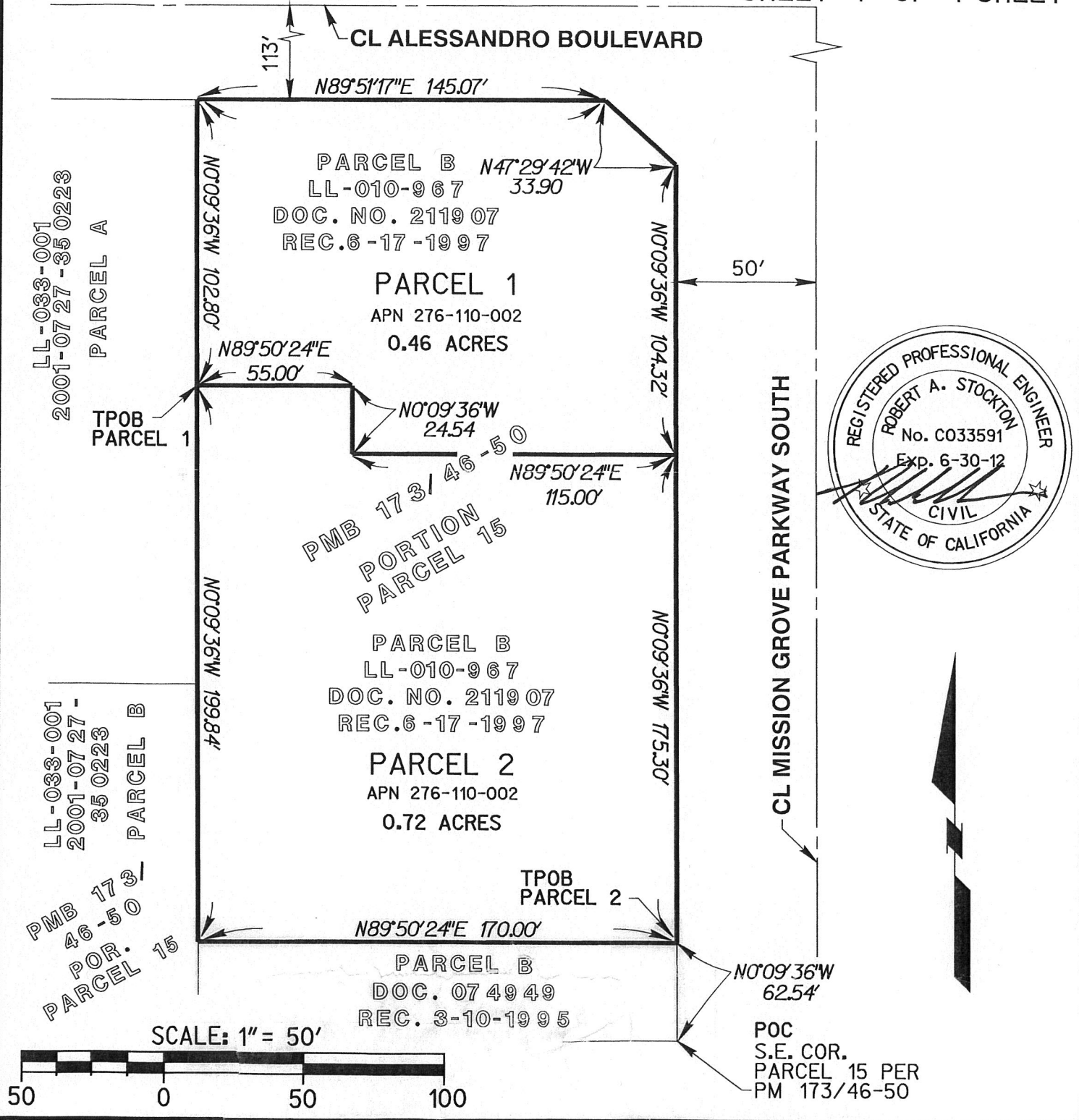


Robert A. Stockton, RCE 33591
Expiration June 30, 2012

4/27/11
Date



DESCRIPTION APPROVAL:

DATE
MARK S. BROWN
CITY SURVEYOR



CITY OF RIVERSIDE

WPM-PII-0179

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

RICK
ENGINEERING COMPANY
Riverside

1770 IOWA AVENUE - SUITE 100
RIVERSIDE, CA 92507
951.782.0707
(FAX)951.782.0723

rickengineering.com
San Diego - Orange - San Luis Obispo - Bakersfield - Sacramento - Phoenix - Tucson

PARCEL MAP 36356
CERTIFICATE OF COMPLIANCE FOR PARCEL MAP WAIVER

SCALE: 1"=50' DATE: APRIL 27, 2011