

Recording requested by:

Stewart Title

042774

RECEIVED FOR RECORD
AT 8:00AM

FEB -5 1998

Recorded in Official Records
of Riverside County, California

Recorder

Fees \$ 10

DOCUMENTARY TRANSFER TAX = \$0.00

When recorded mail to:

SURVEYOR, CITY OF RIVERSIDE
PUBLIC WORKS DEPARTMENT
City Hall, 3900 Main Street
Riverside, California 92522

T 10 JB

FOR RECORDER'S OFFICE USE ONLY

Project: 4657 Park Ave.

A.P.N. 219-115-005

CO-005-978

CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE

Property Owner(s): Joseph C. Mayeaux, Trustee.

Pursuant to Section 66499.35(c) of the Government Code of the State of California, and Section 18.39 of the Riverside Municipal Code, the real property located in the City of Riverside, County of Riverside, State of California, as described in Exhibit "1" attached hereto and incorporated herein by this reference, complies with the applicable divisions of the California Subdivision Map Act and Title 18 of the Riverside Municipal Code and is hereby issued this Certificate of Compliance.

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 PARCEL DESCRIBED HEREIN MAY BE SOLD, LEASED, OR FINANCED WITHOUT FURTHER COMPLIANCE WITH THE SUBDIVISION MAP ACT OR ANY LOCAL ORDINANCE ENACTED PURSUANT THERETO.

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

STEPHEN J. WHYLD
PLANNING DIRECTOR

By Craig Aaron 12-1-97
PRINCIPAL PLANNER DATE

GENERAL ACKNOWLEDGEMENT

State of California }
County of RIVERSIDE } ss

On December 1, 1997 before me JANIS LOWRY
(date) (name)

a Notary Public in and for said State, personally appeared

CRAIG AARON
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.

Janis Lowry

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:

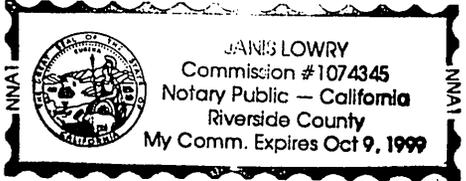


EXHIBIT "1"

That certain parcel of land as described in EXHIBIT "A" attached hereto, said parcel being located in the City of Riverside, County of Riverside, State of California and being a portion of a parcel of land as described in a deed recorded February 11, 1972 as Instrument No. 18413, said portion being the remainder of said property less that parcel granted a permit for development issued by the City of Riverside on June 19, 1946 and in accordance with Section 66499.34 of the Government Code of the State of California, issued a Certificate of Compliance, recorded June 26, 1997 as Instrument No. 226335.

The City of Riverside makes no warranty as to discrepancies, defects, or conflicts in boundary lines, shortage in area, encroachments, adverse claims, or any other facts that a correct survey and/or research of public records would disclose.



June 16, 1997

W.O.1056-001

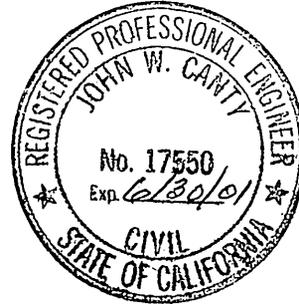
EXHIBIT "A"
CERTIFICATE OF COMPLIANCE
Stewart Title of California, Inc.

Property of: Joseph C. Mayeaux, Trustee

PARCEL "A"

Lot 12 of Division "B" of Hall's Addition as shown by map on file in Book 9 of Maps at Page 2 thereof, Records of San Bernardino County, California.

EXCEPTING THEREFROM the Southwesterly 25.09 feet of the Southeasterly 54.00 feet of said Lot 12.



Prepared under the supervision of:
CANTY ENGINEERING GROUP, INC.


John W. Canty | P.C.E. 17550

June 16, 1997
Date

IN THE CITY OF RIVERSIDE, CALIFORNIA
CERTIFICATE OF COMPLIANCE

42774

PORTION OF LOT 12 OF DIVISION "B" OF HALL'S
ADDITION PER M.B. 9/2 S.B. CO., CA.

June 1997

Scale: 1"=30'

CANTY ENGINEERING GROUP, INC.

3120 Chicago Ave., Suite 180
Riverside, Ca. 92507 (909) 683-5234

25'  **DENTON STREET** 25'

33'

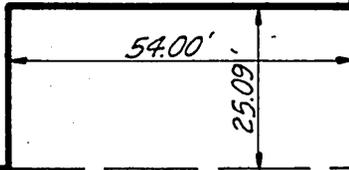
PARCEL "A"

OWNER: Joseph C. Mayeaux, trustee
P.O. Box 2584
Riverside, Ca. 92516

A.P.N. : 219-115-005
Street Address : 4657 Park Ave.

AVENUE

DIVISION
HALL'S
"B"
ADDITION
M.B. 9/2 S.B. CO.



PARK

33'

11

17

18

E
39-6

W.O. 1056-001

CO-005-978