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SURVEYOR, CITY OF RIVERSIDE

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

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Project: CO-008-989

A.P.N. 247-140-002 & 014 &

247-182-005 & 247-183-017 & 028

CO - 008-989



**CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE**

Property Owner(s): JOHNSON MACHINERY COMPANY, a California corporation who acquired title as JOHNSON TRACTOR COMPANY, a California corporation.

Pursuant to Section 66499.35(b) 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 "A" attached hereto and incorporated herein by this reference, 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 9-2-99
PRINCIPAL PLANNER DATE

GENERAL ACKNOWLEDGEMENT

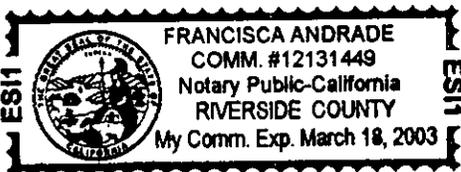
State of California }
County of Riverside } ss

On Sept. 2, 1999, before me Francisca Andrade
(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.

Francisca Andrade
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:

CO-8-989





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3 of 4

EXHIBIT "A"

That certain parcel of land located in the City of Riverside, County of Riverside, State of California, described as a separate parcel in a document recorded July 13, 1989, as Instrument No. 233456 of Official Records of said Riverside County, more particularly described as follows:

PARCEL 1

Lot 1 in Block 1 together with Lot 5 in Block 1 and the easterly one-half of that portion of Yale Street (vacated) adjoining said Lot 1, all of Pann Subdivision, as shown by map on file in Book 7 of Maps at Page 12 thereof, records of Riverside County, California, together with Lots 76, 77 and 79 of East Riverside, per map recorded in Book 7 of Maps at Page 33 thereof, records of San Bernardino County, California, together with that portion of Lot 75 of said map of East Riverside described as follows: Parcel 3 of Record of Survey on file in Book 53 of Record of Surveys at Page 36 thereof, records of Riverside County, California;

EXCEPTING THEREFROM that portion of said Lot 77 lying westerly of the following described easterly line of East La Cadena (frontage road to California State Highway VIII-Riv-43-Riv & C) per relinquishment recorded May 28, 1951 in Book 1276, Page 73 of Official Records, records of Riverside County, California and shown on a map on file in Book 2, Page 37 of State Highway Maps, records of Riverside County, California;

BEGINNING at the intersection of said easterly line of East La Cadena with the southerly line of Citrus Street (66 feet wide);

THENCE along said easterly line of East La Cadena the following courses:

South 28°58'20" West (recorded South 29°44'30" West) 280.32 feet;

THENCE South 22°17'20" West, 315.40 feet (recorded South 23°03' West, 315.14 feet);

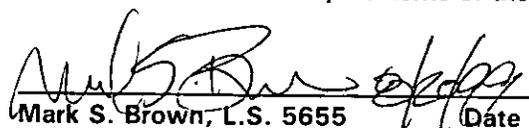
THENCE South 28°58'20" West, 104.45 feet (recorded South 29°44'30" West, 104.35 feet) to and end in the southerly line of said Lot 77;

ALSO EXCEPTING THEREFROM that portion described in document recorded June 11, 1999, as Instrument No. 259954 of Official Records of said Riverside County.

This document is being recorded to correct an error in the legal description of the document recorded July 13, 1989, as Instrument No. 233456 of Official Records of said Riverside County, to add a portion of a vacated offer of dedication for roadway purposes (Yale Street), and except out portions in public streets.

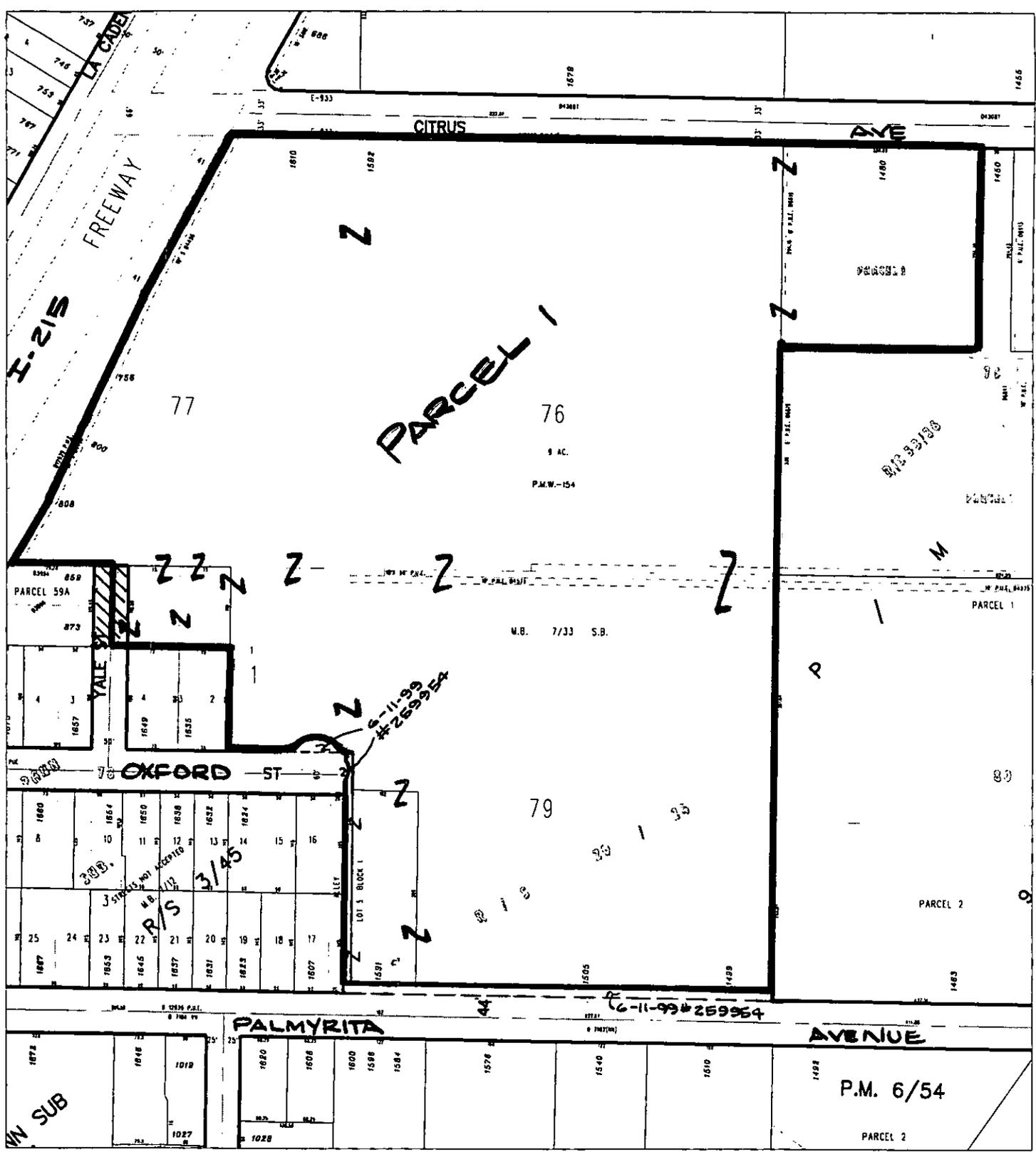
The City of Riverside makes no warranty as to discrepancies, defects, or conflicts in boundary lines, shortage in area, encroachments, adverse claims, or any other facts that a correct survey and/or research of public records would disclose.

This description was prepared by me or under my direction in conformance with the requirements of the Land Surveyors Act.


Mark S. Brown, L.S. 5655 Date Prep.
License Expires 9/30/99 Page 3



CO-008-989



◆ 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

Scale: 1" = 200'

Drawn by: Kgs

Date: 04/01/99

Subject: CO-8-989

11/547

CO-008-989