

When recorded mail to:

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

RECEIVED FOR RECORD
AT 1:00 O'CLOCK

APR 27 1992

Recorded in Official Records
of Riverside County, California

Recorder
Fees \$

148718

FREE RECORDING

This instrument is for the benefit
of the City of Riverside and is
entitled to be recorded without
fee (Government Code 6103)

FOR RECORDER'S OFFICE USE ONLY

Project: COC-2-912

PLANNING COMMISSION
of the
CITY OF RIVERSIDE
CONDITIONAL CERTIFICATE OF COMPLIANCE

Property Owner(s): CARLOS GONZALEZ, JR. and MAGDALENA N. GONZALEZ,
husband and wife

Pursuant to Section 66499.35(b) of the Government Code of the State
of California, a Conditional Certificate of Compliance waiving
compliance to the California Subdivision Map Act and Title 18 of the
Riverside Municipal Code is hereby granted by the Planning Commission of
the City of Riverside, California, 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.

Said Certificate of Compliance is granted subject to the following
conditions:

All conditions have been satisfied.

This certificate shall serve as notice to the property owner or vendee
who has applied for this certificate, a grantee of the property owner,
or any subsequent transferee or assignee of the property that the
fulfillment and implementation of designated conditions applied to this

certificate shall be required prior to subsequent issuance of a permit or other grant of approval for development of the property. THE ISSUANCE OF THIS CONDITIONAL CERTIFICATE OF COMPLIANCE DOES NOT SUPERSEDE, MODIFY OR AFFECT ANY REQUIREMENTS OF THE BUILDING OR ZONING REGULATIONS OF THE CITY OF RIVERSIDE.

PLANNING COMMISSION OF THE CITY OF RIVERSIDE

MERLE G. GARDNER
PLANNING DIRECTOR

Dated: April 22, 1992

By *Kenneth R. Gutierrez*
KENNETH R. GUTIERREZ
PRINCIPAL PLANNER

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE) ss.

On this 22nd day of April, in the year 1992,
before me, Margaret I. Archambault a
Notary Public in and for said county and state, personally appeared
Kenneth R. Gutierrez,
personally known to me to be the persons who executed this instrument as
Principal Planner of the City
of Riverside on behalf of the Planning Commission of the City of
Riverside and acknowledged to me that said Planning Commission executed
the same.

Witness my hand and official seal.

Margaret I. Archambault
Notary Public in and for said
County and State

CGONZALZ.CCC/b

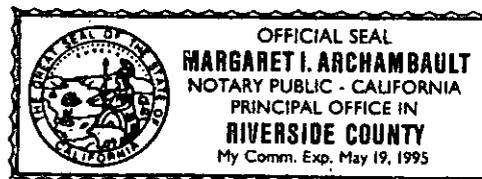


EXHIBIT "A"
COC-2-912

THAT PORTION OF THE SOUTH HALF OF SECTION 3, TOWNSHIP 3 SOUTH, RANGE 6 WEST, SAN BERNARDINO MERIDIAN, AS SHOWN BY MAP OF SUBDIVISION OF LA SIERRA RANCHO, ON FILE IN BOOK 6, PAGE 70 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT IN THE CENTERLINE OF LOT "M", AS SHOWN BY MAP OF TRACT No. 2 OF LA SIERRA HEIGHTS, ON FILE IN BOOK 7, PAGE 66 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, WHICH BEARS NORTH 14°13' WEST, 582.66 FEET FROM THE INTERSECTION OF SAID CENTERLINE OF LOT "M" WITH THE CENTERLINE OF LOT "D" OF SAID TRACT No. 2, SAID POINT BEING THE SOUTHEASTERLY CORNER OF THAT CERTAIN PARCEL OF LAND CONVEYED TO EDWIN V. POWELL BY DEED RECORDED APRIL 9, 1936, IN BOOK 273, PAGE 316 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA;

THENCE SOUTH 66°33' WEST, ALONG THE SOUTHERLY LINE OF SAID PARCEL, 613 FEET TO THE TRUE POINT OF BEGINNING;

THENCE CONTINUING SOUTH 66°33' WEST, ALONG THE SOUTHERLY LINE OF SAID PARCEL, 235 FEET;

THENCE NORTH 14°13' WEST, 223 FEET, MORE OR LESS, TO THE NORTHWESTERLY LINE OF THAT CERTAIN PARCEL OF LAND CONVEYED TO R.G. SUTTON AND HILDA J. SUTTON, HIS WIFE, BY DEED FILED FOR RECORD MARCH 14, 1955, AS INSTRUMENT No. 16309 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA;

THENCE NORTH 66°33' EAST, ON THE NORTHWESTERLY LINE OF SAID PARCEL, 235 FEET;

THENCE SOUTH 14°13' EAST, 223 FEET, MORE OR LESS, TO SAID TRUE POINT OF BEGINNING.

EXCEPTING THEREFROM THE WESTERLY 75 FEET THEREOF.

DESCRIPTION APPROVAL 4/17/92
George A. Hutchinson by LF
SURVEYOR, CITY OF RIVERSIDE

RECORDER'S MEMO: Legibility of writing.
Typing of Printing UNSATISFACTORY
In this document when received For Record.

148717

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Fees \$
W. J. [Signature]

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Project: COC-2-912

PLANNING COMMISSION
of the
CITY OF RIVERSIDE
CONDITIONAL CERTIFICATE OF COMPLIANCE

Property Owner(s): CARLOS GONZALEZ, 3rd and ELSA G. GONZALEZ, husband
and wife

Pursuant to Section 66499.35(b) of the Government Code of the State
of California, a Conditional Certificate of Compliance waiving
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PLANNING COMMISSION OF THE CITY OF RIVERSIDE

MERLE G. GARDNER
PLANNING DIRECTOR

Dated: April 22, 1992

By *Kenneth R. Gutierrez*
KENNETH R. GUTIERREZ
PRINCIPAL PLANNER

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE) ss.

On this 22nd day of April, in the year 1992, before me, Margaret I. Archambault a Notary Public in and for said county and state, personally appeared Kenneth R. Gutierrez, personally known to me to be the persons who executed this instrument as Principal Planner of the City of Riverside on behalf of the Planning Commission of the City of Riverside and acknowledged to me that said Planning Commission executed the same.

Witness my hand and official seal.

Margaret I. Archambault
Notary Public in and for said County and State

GONZALEZ.CCC



EXHIBIT "A"
COC-2-912

THE WESTERLY 75 FEET OF THAT PORTION OF THE SOUTH HALF OF SECTION 3, TOWNSHIP 3 SOUTH, RANGE 6 WEST, SAN BERNARDINO MERIDIAN, AS SHOWN BY MAP OF SUBDIVISION OF LA SIERRA RANCHO, ON FILE IN BOOK 6, PAGE 70 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, DESCRIBED AS FOLLOWS:

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DESCRIPTION APPROVAL 4/17/92
George P. Hutchinson by WF
SURVEYOR, CITY OF RIVERSIDE

