

Recording Requested By
First American Title Company

DOC # 2001-255612

08/08/2001 08:00A Fee:18.00

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Recorded in Official Records

County of Riverside

Gary L. Orso

Assessor, County Clerk & Recorder



Recording requested by:

DOCUMENTARY TRANSFER TAX = \$0.00
NO CONSIDERATION

And when recorded, mail to:

Surveyor's Office
City of Riverside
Public Works Department
3900 Main Street
Riverside, California 92522

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Project: LL-027-001

A.P.N. 246-030-039 & 040

LL - 027-001



CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE
FOR LOT LINE ADJUSTMENT

Property Owner(s): JIM D. GUTHRIE, a married man as his sole and separate property.

Pursuant to Section 66412 of the Government Code of the State of California and Section 18.37 of the Riverside Municipal Code, a Certificate of Compliance for Lot Line Adjustment is hereby issued creating the parcel(s) 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 which parcel(s) comply 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.

ZONING ADMINISTRATOR
CITY OF RIVERSIDE

STEPHEN J. WHYLD
PLANNING DIRECTOR

By: Joel A. Sil 6/7/01
PRINCIPAL PLANNER DATE

GENERAL ACKNOWLEDGEMENT

State of California
County of Riverside } ss

On 6/7/01, before me Francisca Andrade
(date) (name)

a Notary Public in and for said State, personally appeared
John A. Swiecki
Name(s) of Signer(s)

OPTIONAL SECTION

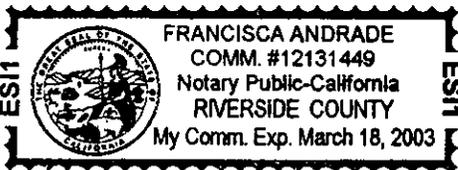
CAPACITY CLAIMED BY SIGNER

- () 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:

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

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Exhibit

ACKNOWLEDGMENT OF CERTIFICATE OF COMPLIANCE
CONSENT TO RECORD

THIS IS TO CERTIFY that (I)(we), hereby consent to the recordation of the attached CERTIFICATE OF COMPLIANCE and understand that the real property(ies) described therein (is) are recognized by the City of Riverside as (an) individual parcel(s) pursuant to Section 66412 Government Code of the State of California and Section 18.37 of the City of Riverside Municipal Code. (I)(We) also agree that the individual parcel(s) therein described, unless modified in conformance with applicable State Code or City Ordinance, must be transferred as (an) individual parcel(s) and that we hereby intend that any sale, lease, transfer, or foreclosure on any part of any the individual parcel(s) shall be presumed to include all of said individual parcel(s) as described therein.

Dated JUNE 7, 2001

Jim D. Guthrie
JIM D. GUTHRIE

GENERAL ACKNOWLEDGEMENT

State of California
County of Riverside } ss

On 6-7-01, before me Autumn L. Thompson
(date) (name)

a Notary Public in and for said State, personally appeared
Jim D. Guthrie
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.

Autumn L. Thompson
Signature

OPTIONAL SECTION

CAPACITY CLAIMED BY SIGNER

- () Attorney-in-fact
- () Corporate Officer(s)
Title _____
Title _____
- () Guardian/Conservator
- (X) Individual(s)
- () Trustee(s)
- () Other

- () Partner(s)
 - () General
 - () Limited

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



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PARCEL 1

PARCEL 6 OF PARCEL MAP NO. 19327, AS SHOWN BY MAP ON FILE IN BOOK 138 OF PARCEL MAPS, AT PAGES 72 THROUGH 74, INCLUSIVE, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, TOGETHER WITH THAT PORTION OF PARCEL 7 AS SHOWN ON SAID PARCEL MAP DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWESTERLY CORNER OF SAID PARCEL 7;

THENCE NORTH 18° 00' 25" EAST, ALONG THE WESTERLY LINE OF SAID PARCEL 7, A DISTANCE OF 304.86 FEET TO THE NORTHWESTERLY CORNER THEREOF;

THENCE SOUTH 71° 54' 55" EAST, ALONG THE NORTHERLY LINE OF SAID PARCEL 7, A DISTANCE OF 46.00 FEET;

THENCE SOUTH 18° 00' 25" WEST, PARALLEL WITH THE WESTERLY LINE OF SAID PARCEL 7, A DISTANCE OF 304.80 FEET TO THE SOUTHERLY LINE OF SAID PARCEL 7;

THENCE NORTH 71° 59' 35" WEST, A DISTANCE OF 46.00 FEET TO THE POINT OF BEGINNING.

PARCEL 2

PARCEL 7 OF PARCEL MAP NO. 19327, AS SHOWN BY MAP ON FILE IN BOOK 138 OF PARCEL MAPS, AT PAGES 72 THROUGH 74, INCLUSIVE, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

EXCEPTING THEREFROM THAT PORTION DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWESTERLY CORNER OF SAID PARCEL 7;

THENCE NORTH 18° 00' 25" EAST, ALONG THE WESTERLY LINE OF SAID PARCEL 7, A DISTANCE OF 304.86 FEET TO THE NORTHWESTERLY CORNER THEREOF;

THENCE SOUTH 71° 54' 55" EAST, ALONG THE NORTHERLY LINE OF SAID PARCEL 7, A DISTANCE OF 46.00 FEET;

THENCE SOUTH 18° 00' 25" WEST, PARALLEL WITH THE WESTERLY LINE OF SAID PARCEL 7, A DISTANCE OF 304.80 FEET TO THE SOUTHERLY LINE OF SAID PARCEL 7;

THENCE NORTH 71° 59' 35" WEST, A DISTANCE OF 46.00 FEET TO THE POINT OF BEGINNING.



Gabriel D. Ybarra 5-17-2001

GABRIEL D. YBARRA DATE
L.S. NO. 4343
REGISTRATION EXPIRES 06-30-2004



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PLAT

SHOWING THE PROPOSED LOT LINE ADJUSTMENT OF PARCEL 6 AND PARCEL 7 OF PARCEL MAP No. 19327 AS SHOWN BY MAP ON FILE IN BOOK 138 OF PARCEL MAPS, AT PAGES 72 THROUGH 74, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, LYING IN SECTION 12, T. 25, R. 5W, IN THE RUBIDOUX RANCHO.



PREPARED UNDER THE SUPERVISION OF:

GABRIEL D. YBARRA L.S. 4343 DATE

PREPARED FOR:

JIM GUTHRIE
4223 GARNER ROAD
RIVERSIDE, CA 92501
(909) 781-0640

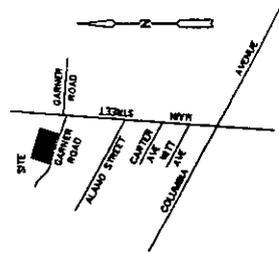
PREPARED BY:

ACTION SURVEYS
1045 MAIN STREET, STE. 102
RIVERSIDE, CA 92501
(909) 688-8166
(909) 688-6801 FAX

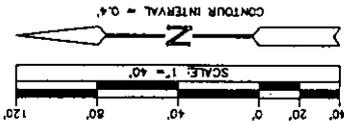
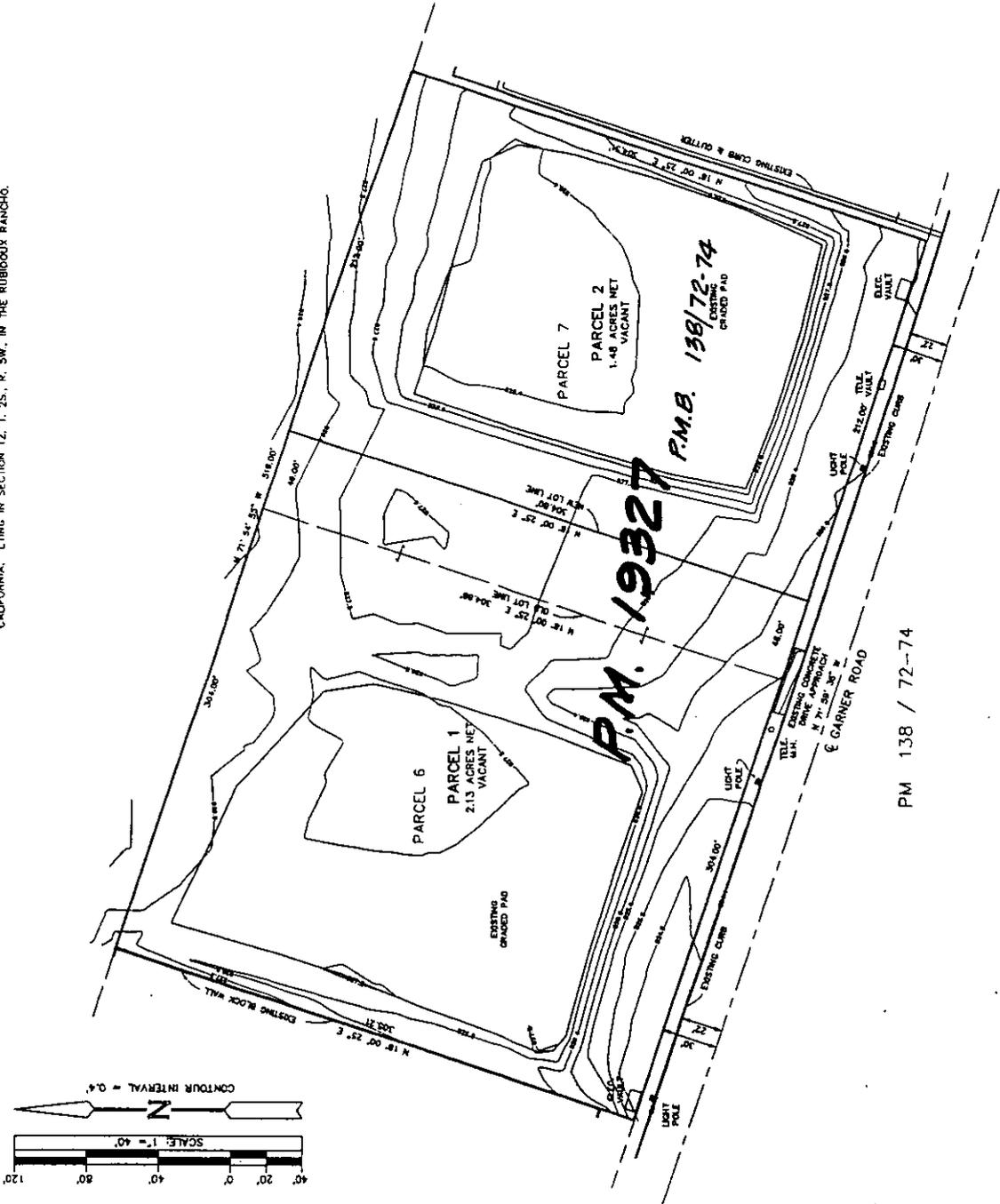
ASSESSOR'S PARCEL No.: 246-030-039 & 040.

EXISTING AND PROPOSED ZONING: M-1

NOTE: THE PARCELS SHOWN HEREON ARE ENTIRELY COVERED BY A BLANKET P.U.E. PER PARCEL MAP No. 19327 AS SHOWN BY MAP ON FILE IN BOOK 138 OF PARCEL MAPS, AT PAGES 72 THROUGH 74, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.



VICINITY MAP
THOMAS BROS. P.C. 645
COORD. 3-8 (2001)



PM 138 / 72-74

F.M.B. 138/72-74
EXISTING PAD

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.

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