

Recording requested by:
STEWART TITLE-Riverside

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

511235534

DOC # 2003-798169

10/09/2003 08:00A Fee:19.00

Page 1 of 5

Recorded in Official Records

County of Riverside

Gary L. Orso

Assessor, County Clerk & Recorder



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FOR RECORDER'S OFFICE USE ONLY

Project: LL CASE - P03-0244
A.P.N. PORs. 225-150-005, 006,
225-160-001, 002, 003 & 007

LL - P03-0244



CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE
FOR LOT LINE ADJUSTMENT

Property Owner(s): **THE VONS COMPANIES, INC., a Michigan corporation.**

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 1 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

KEN GUTIERREZ
PLANNING DIRECTOR

By: Jal Hall 8/21/03
PRINCIPAL PLANNER DATE

GENERAL ACKNOWLEDGEMENT

State of California

County of Riverside } ss

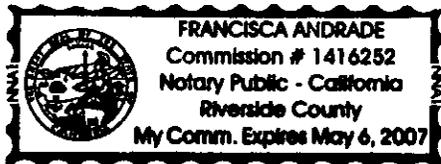
On Aug. 21, 2003, before me Francisca Andrade
(date) (name)

a Notary Public in and for said State, personally appeared

John A. Swiecki

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:



City of Riverside
Certificate of Compliance for Lot Line Adjustment No. P03-0244

PARCEL E

Those portions of Parcel 2, 3, 4 and 5 of Parcel Map No. 13044, on file in Book 109 of Parcel Maps, Pages 66 through 68 thereof, Records of Riverside County, together with those portions of Lots 11 and 12 of Hays-Fluke Tract on file in Book 22 of Maps, Page 93 thereof, Records of said Riverside County, and a portion of the Northeast one-quarter of Section 34, Township 2 South, Range 5 West, S.B.B.&M., all in the City of Riverside, County of Riverside, being described as follows:

COMMENCING at the Northeast corner of said Parcel 5 of Parcel Map No. 13044;
Thence along the northerly line of said Parcel 5, the following 3 courses:
1.) S.89°16'30"W., a distance of 159.07 feet;
2.) Thence S.00°01'36"E., a distance of 102.94 feet;
3.) Thence S.89°15'59"W., a distance of 145.58 feet, being the **POINT OF BEGINNING**;
Thence S.00°49'52"E., a distance of 285.72 feet;
Thence S.89°10'08"W., a distance of 249.34 feet;
Thence N.00°49'52"W., a distance of 19.25 feet, to a point in the southerly line of said Parcel 4 which bears S.89°14'21"W., a distance of 74.08 feet from the Southeast corner thereof;
Thence N.00°49'52"W., a distance of 241.21 feet;
Thence N.89°10'08"E., a distance of 13.00 feet;
Thence N.00°49'52"W, a distance of 76.75 feet;
Thence N.89°10'08"E, a distance of 236.34 feet, to a line which bears N.00°49'52"W. from the Point of Beginning;
Thence S.00°49'52"E. along said line, a distance of 51.49 feet, to the Point of Beginning.

The above described parcel of land contains 1.91 acres, more or less.

KCT CONSULTANTS, INC.
Prepared Under the Supervision of:

Marissa Crowther
Marissa Crowther PLS No. 6152

Date: Dec. 19th 2002

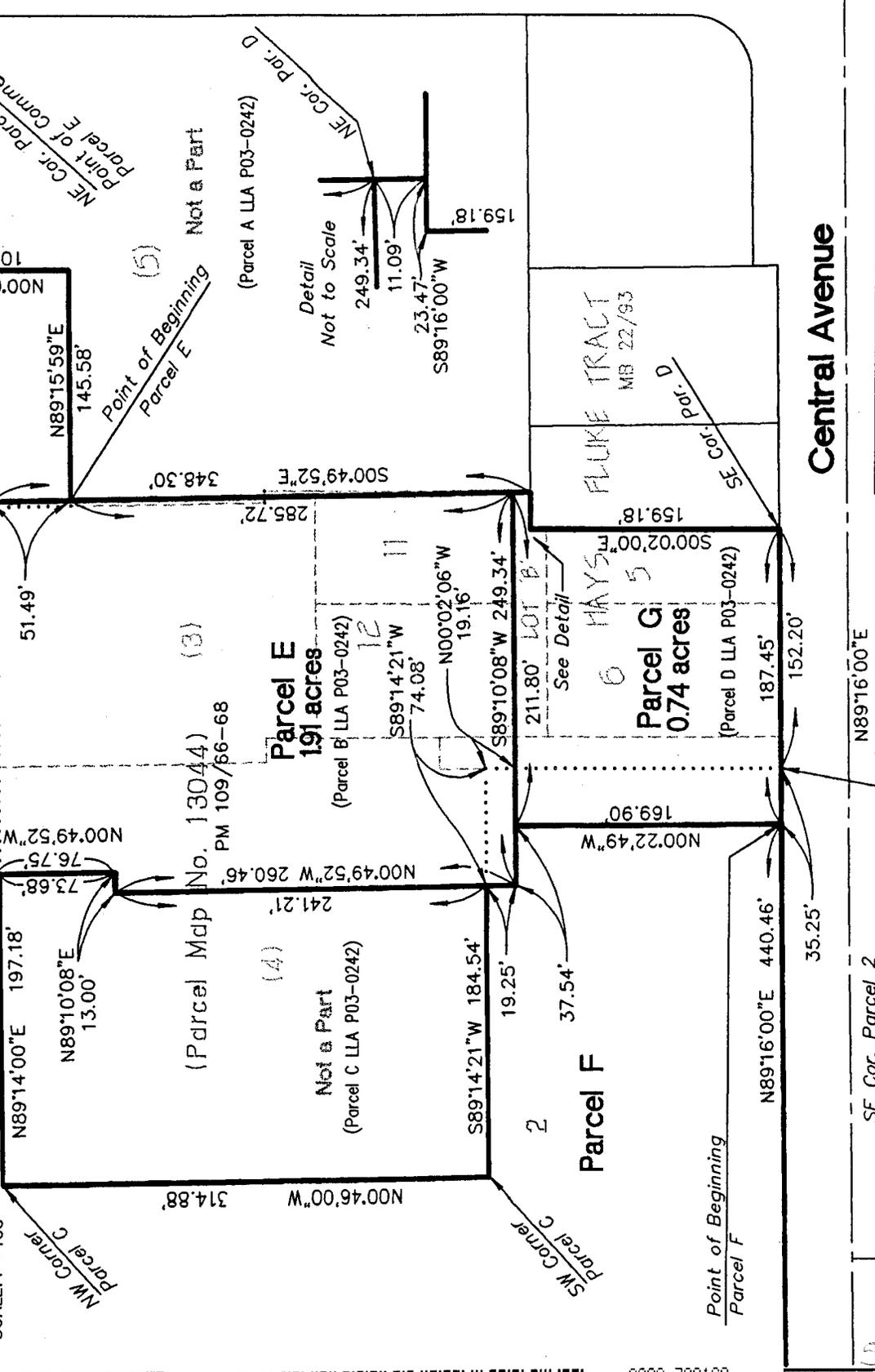


DESCRIPTION, APPROVAL 8/20/2003
Marissa Crowther
SURVEYOR, CITY OF RIVERSIDE by _____





SCALE: 1"=100'



Parcel F 2

Parcel E 191 acres

Parcel G 0.74 acres

Parcel F

Central Avenue

Riverside Avenue

Sunnyside Drive

EXHIBIT "B"
Sheet 2 of 2
Scale: 1"=100'
Dec. 2002
WO 1235-01

City of Riverside
Lot Line Adjustment No. P03-0244
KCT CONSULTANTS, INC.
Civil Engineers - Surveyors - Planners
P.O. Box 5765 Riverside, CA 92517-5765
4344 Latham St., Suite 200, Riverside, CA 92501
Phone: 959-941-8640 Fax: 959-941-8645
e-mail: kctinfo@kctconsultants.com



San Diego Ave.
SE Cor. Parcel 2
Point of Commencement Parcel F
Point of Beginning, Par. G
LEGEND
..... Existing Lotline to be Deleted
(LLA-2)



2003-798168
10/03/2003 08:00R
5 of 5

LL-P03-0244-05

Recording requested by:

STEWART TITLE-Riverside

DOCUMENTARY TRANSFER TAX = \$0.00

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And when recorded, mail to:

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Page 1 of 5

Recorded in Official Records

County of Riverside

Gary L. Orso

Assessor, County Clerk & Recorder



M	S	U	PAGE	SIZE	DA	PCOR	NOCOR	SMF	MISC.
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FOR RECORDER'S OFFICE USE ONLY

19

Project: LL CASE - P03-0244
A.P.N. PORs. 225-150-005, 006,
225-160-001, 002, 003 & 007

LL - P03-0244



CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE
FOR LOT LINE ADJUSTMENT

Property Owner(s): **3545 CENTRAL LLC, an Illinois limited liability company.**

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 1 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

KEN GUTIERREZ
PLANNING DIRECTOR

By: Jalil 8/20/03
PRINCIPAL PLANNER DATE

GENERAL ACKNOWLEDGEMENT

State of California

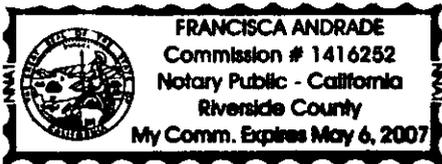
County of Riverside } ss

On Aug. 21, 2003, before me Francisca Andrade
(date) (name)

a Notary Public in and for said State, personally appeared

John A. Swiecki
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:



City of Riverside
Certificate of Compliance for Lot Line Adjustment No. P03-0244

PARCEL G

That portion of Parcel 2 of Parcel Map No. 13044, on file in Book 109 of Parcel Maps, Pages 66 through 68 thereof, Records of Riverside County, together with Lot 6 and portions of Lot 5 and Lot 'B' of Hays-Fluke Tract on file in Book 22 of Maps, Page 93 thereof, Records of Riverside County, and a portion of the Northeast one-quarter of Section 34, Township 2 South, Range 5 West, S.B.B.&M., lying within Parcel D of City of Riverside Lot Line Adjustment No. P03-0242, all in the City of Riverside, County of Riverside, State of California, being described as follows:

BEGINNING at the Southeast corner of said Parcel 2, also being the Southwest corner of said Parcel D;

Thence S.89°16'00"W. along the southerly line of said Parcel 2, a distance of 35.25 feet;

Thence N.0°22'49"W., a distance of 169.90 feet, to the westerly prolongation of the northerly line of said Parcel D;

Thence N.89°10'08"E. along said westerly produced line and along the northerly line of said Parcel D, a distance of 211.80 feet, to the Northeast corner thereof;

Thence along the easterly and southerly lines of said Parcel D, the following 4 courses:

- 1.) S.00°49'52"E., a distance of 11.09 feet;
- 2.) Thence S.89°16'00"W., a distance of 23.47 feet;
- 3.) Thence S.0°02'00"E., a distance of 159.18 feet, the northerly line of Central Avenue as shown by said parcel map;
- 4.) Thence S.89°16'00"W., along said northerly line of Central Avenue, a distance of 152.20 feet, to the Point of Beginning.

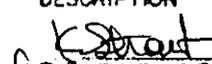
The above described parcel of land contains 0.74 acres, more or less.

KCT CONSULTANTS, INC.
Prepared Under the Supervision of:


Marissa Crowther PLS No. 6152

Date: Aug. 19th 2003



DESCRIPTION APPROVAL 8/20/2003

for MAYOR, CITY OF RIVERSIDE



Sunnyside Drive

Riverside Avenue
Sunnyside Drive

Merrill Avenue

1530.28'

S89°21'29"W

Proposed Parcels
1.) Parcel E
2.) Parcel F
3.) Parcel G

Existing Parcels
1.) Parcel B, LLA P03-0242
2.) Parcel D, LLA P03-0242
3.) Parcel 2, PM No. 13044

2

Parcel Map No. 13044
PM 109/66-68

Parcel F
27.57 acres

Not a Part
(4)

Parcel E
Seen Sht 2
(3)

N89°16'24"E
65.03'

N00°03'35"W
266.04'
N00°03'27"E
266.03'

Not a Part

N89°15'59"E
197.01'

Not a Part

S00°05'03"E
134.01'

358.62'

440.46'

N89°16'00"E

Central Avenue

SE Cor. Parcel 2
Point of Commencement
Parcel F
Point of Beginning, Par. G

EXHIBIT "B"

Sheet 1 of 2
Scale: 1"=200'
Dec. 2002
WO 1235-01

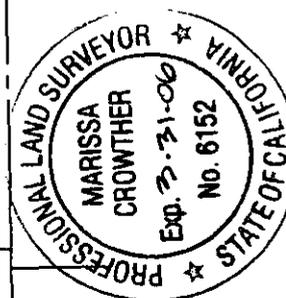
Prepared under the supervision of:

Marietta Crowther

MARISSA CROWTHER, PLS 6152
DATE: 6-19-02

City of Riverside
Lot Line Adjustment No. P03-0244

KCT CONSULTANTS, INC.
Civil Engineers - Surveyors - Planners
P.O. Box 2705 Riverside, CA 92517-2705
634 Latham St., Suite 201, Riverside, CA 92501
Phone: 951-514-9940 Fax: 951-514-9845
e-mail: kctinfo@kctconsultants.com



(LLA-2)



2003-798172
10/09/2003 08:08
4 of 5

LL-P03-0244

Recording requested by:

STEWART TITLE-Riverside

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

511-235534

DOC # 2003-798174

10/09/2003 08:00A Fee:25.00

Page 1 of 7

Recorded in Official Records
County of Riverside

Gary L. Orso

Assessor, County Clerk & Recorder



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	1		7						
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A	R	L			COPY	LONG	REFUND	NCHG	EXAM

FOR RECORDER'S OFFICE USE ONLY

25

Project: LL CASE - P03-0244
A.P.N. PORS. 225-150-005, 006

LL - P03-0244



**CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE
FOR LOT LINE ADJUSTMENT**

Property Owner(s): **WESTMINSTER CENTRAL LLC, an Illinois limited liability company.**

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 1 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

KEN GUTIERREZ
PLANNING DIRECTOR

By: John A. Swiecki 8/21/03
PRINCIPAL PLANNER DATE

GENERAL ACKNOWLEDGEMENT

State of California

County of Riverside } ss

On Aug. 21, 2003, before me Francisca Andrade
(date) (name)

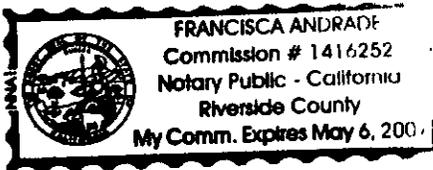
a Notary Public in and for said State, personally appeared

John A. Swiecki
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:



City of Riverside
Certificate of Compliance for Lot Line Adjustment No. P03-0244

PARCEL F

That portion of Parcel 2 of Parcel Map No. 13044, on file in Book 109 of Parcel Maps, Pages 66 through 68 thereof, Records of Riverside County, all in the City of Riverside, County of Riverside, State of California, being described as follows:

COMMENCING at the Southeast corner of said Parcel 2;

Thence S.89°16'00"W. along the southerly line of said Parcel 2, a distance of 35.25 feet, to the **POINT OF BEGINNING**;

Thence N.00°22'49"W., a distance of 169.90 feet;

Thence S.89°10'08"W., a distance of 37.54 feet;

Thence N.00°49'52"W., a distance of 19.25 feet, to a point in the southerly line of Parcel 4 of said Parcel Map No. 13044 which bears S.89°14'21"W., a distance of 74.08 feet from the Southeast corner thereof;

Thence S.89°14'21"W., a distance of 184.54 feet;

Thence N.00°46'00"W., a distance of 314.88 feet;

Thence N.89°14'00"E., a distance of 197.18 feet;

Thence N.00°49'52"W., a distance of 3.07 feet;

Thence N.89°10'08"E., a distance of 236.34 feet;

Thence S.00°49'52"E., a distance of 51.49 feet, to a point in the southerly line of said Parcel 2;

Thence along said line, the following 3 courses:

1.) N.89°15'59"E., a distance of 145.58 feet;

2.) Thence N.00°01'36"W., a distance of 102.94 feet;

3.) Thence N.89°16'30"E, a distance of 159.07 feet to the Southeast corner of said Parcel 2;

Thence along the easterly, northeasterly, northwesterly, westerly and southerly lines of said Parcel 2, the following 12 courses:

1.) N.00°01'57"W., a distance of 420.76 feet;

2.) N.47°12'24"W., a distance of 31.69 feet;

3.) S.89°21'29"W., a distance of 1530.28 feet;

 KCT



City of Riverside
Certificate of Compliance for Lot Line Adjustment No. P03-0244

PARCEL F

That portion of Parcel 2 of Parcel Map No. 13044, on file in Book 109 of Parcel Maps, Pages 66 through 68 thereof, Records of Riverside County, all in the City of Riverside, County of Riverside, State of California, being described as follows:

COMMENCING at the most southerly Southeast corner of said Parcel 2;

Thence S.89°16'00"W. along the southerly line of said Parcel 2, a distance of 35.25 feet, to the **POINT OF BEGINNING**;

Thence N.00°22'49"W., a distance of 169.90 feet;

Thence S.89°10'08"W., a distance of 37.54 feet;

Thence N.00°49'52"W., a distance of 19.25 feet, to a point in the southerly line of Parcel 4 of said Parcel Map No. 13044 which bears S.89°14'21"W., a distance of 74.08 feet from the Southeast corner thereof;

Thence S.89°14'21"W., a distance of 184.54 feet;

Thence N.00°46'00"W., a distance of 314.88 feet;

Thence N.89°14'00"E., a distance of 197.18 feet;

Thence N.00°49'52"W., a distance of 3.07 feet;

Thence N.89°10'08"E., a distance of 236.34 feet;

Thence S.00°49'52"E., a distance of 51.49 feet, to a point in the southerly line of said Parcel 2;

Thence along said line, the following 3 courses:

- 1.) N.89°15'59"E., a distance of 145.58 feet;
- 2.) Thence N.00°01'36"W., a distance of 102.94 feet;
- 3.) Thence N.89°16'30"E, a distance of 159.07 feet to the most easterly Southeast corner of said Parcel 2;

Thence along the easterly, northeasterly, northerly, northwesterly, westerly and southerly lines of said Parcel 2, the following 12 courses:

- 1.) N.00°01'57"W., a distance of 420.76 feet;
- 2.) N.47°12'24"W., a distance of 31.69 feet;
- 3.) S.89°21'29"W., a distance of 1530.28 feet;



- 4.) Thence S.55°46'30"W., a distance of 24.05 feet;
- 5.) Thence S.00°05'03"E., a distance of 856.66 feet;
- 6.) Thence N.89°15'59"E., a distance of 197.01 feet;
- 7.) Thence S.00°05'03"E., a distance of 134.01 feet;
- 8.) Thence N.89°16'00"E., a distance of 358.62 feet;
- 9.) Thence N.00°03'35"W., a distance of 266.04 feet;
- 10.) Thence N.89°16'24"E., a distance of 65.03 feet;
- 11.) Thence S.00°03'27"E., a distance of 266.03 feet;
- 12.) Thence N.89°16'00"E., a distance of 440.46 feet, to the Point of Beginning.

The above described parcel of land contains 27.57 acres, more or less.

KCT CONSULTANTS, INC.
Prepared Under the Supervision of:



Marissa Crowther PLS No. 6152

Date: Aug. 19th 2003



DESCRIPTION APPROVAL 8/20/2003
for KCT SURVEYOR, CITY OF RIVERSIDE by —

 KCT



Sunnyside Drive

Riverside Avenue

Sunnyside Drive

Merrill Avenue

1530.28'

S89°21'29"W

Proposed Parcels

- 1.) Parcel E
- 2.) Parcel F
- 3.) Parcel G

Existing Parcels

- 1.) Parcel B, LLA P03-0242
- 2.) Parcel D, LLA P03-0242
- 3.) Parcel 2, PM No. 13044

2

Parcel Map No. 13044

PM 109/66-68

Parcel F
27.57 acres



SCALE: 1"=200'

De Anza Avenue

Beatty Drive

Sunnyside Drive

Central Avenue

Diablo Valley

SE Cor. Parcel 2

Point of Commencement Parcel F

Point of Beginning, Par. G

EXHIBIT "B"

Sheet 1 of 2

Scale: 1"=200'

Dec. 2002

WO 1235-01

City of Riverside

Lol Line Adjustment No. P03-0244

KCT CONSULTANTS, INC.

Civil Engineers - Surveyors - Planners
 P.O. Box 5705 Riverside, CA 92517-0705
 4341 Latham St., Suite 200, Riverside, CA 92501
 Phone: 951-511-8840 Fax: 951-511-8845
 e-mail: info@kctconsultants.com



Prepared under the supervision of:

Marietta Crowther

MARISSA CROWTHER, PLS 6152

DATE: 8-19-02



(LLA-2)



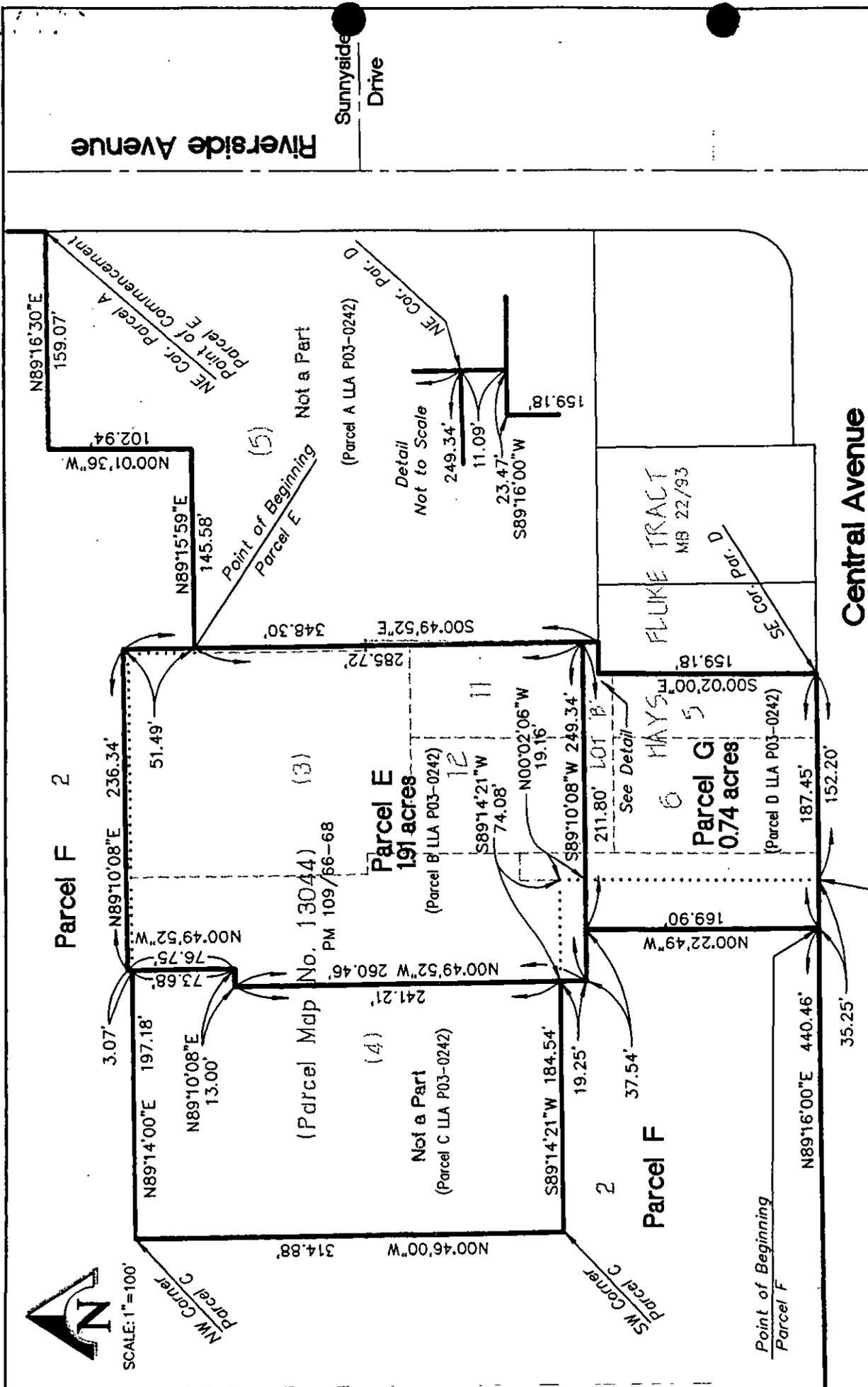
2003-738174
 10/09/2003 08:00A
 6 of 7

LL-P03-0244



SCALE: 1"=100'

NW Corner Parcel C



Parcel F 2
N89°10'08"E 236.34'
N89°15'59"E 145.58'
N89°16'30"E 159.07'
N00°01'36"W 102.94'
N00°49'52"E 285.72'
N00°49'52"W 76.75'
N00°49'52"W 260.46'
N00°22'49"W 169.90'
N89°16'00"E 440.46'
N89°16'00"E 152.20'
N89°16'00"E

Parcel E 191 acres
(Parcel B ILLA P03-0242)
S89°14'21"W 74.08'
N00°02'06"W 19.16'
S89°10'08"W 249.34'
S89°16'00"W 23.47'
11.09'
249.34'
11.09'
23.47'
S89°16'00"W

Parcel G 0.74 acres
(Parcel D ILLA P03-0242)
S89°14'21"W 184.54'
S89°10'08"W 249.34'
211.80' LOT B
N00°22'49"W 169.90'
N00°02'00"E 159.18'

Parcel F 2
S89°14'21"W 184.54'
S89°10'08"W 249.34'
S89°16'00"W 23.47'
11.09'
249.34'
11.09'
23.47'
S89°16'00"W

FLUKE TRACT
MB 22/93
SE Cor. Par. D

Central Avenue

City of Riverside
Lot Line Adjustment No. P03-0244

KCT CONSULTANTS, INC.
Civil Engineers - Surveyors - Planners
P.O. Box 5765 Riverside, CA 92517-0765
4341 Lakeside St., Suite 200, Riverside, CA 92501
Phone: 951-514-8800 Fax: 951-514-8845
e-mail: kct@kctconsultants.com

LEGEND
..... Existing Lotline to be Deleted

San Diego Ave.
Point of Commencement
Parcel F
Point of Beginning, Par. G

SE Cor. Parcel 2
Point of Commencement
Parcel F
Point of Beginning, Par. G

SW Corner Parcel C
SE Corner Parcel D

NE Cor. Parcel A
Point of Commencement
Parcel E
Point of Beginning
Parcel E
Not a Part
(Parcel A ILLA P03-0242)
NE Cor. Par. D

Sunnyside Drive

Riverside Avenue

EXHIBIT "B"
Sheet 2 of 2
Scale: 1"=100'
Dec. 2002
WO 1235-01

53-7 54-1
(LLA-2)



2003-798174
10/03/2003 08:00A
7 of 7

LL-P03-0244