

Recording requested by:

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



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A	R	L			COPY	LONG	REFUND	NCHG	EXAM

FOR RECORDER'S OFFICE USE ONLY

Project: P05-0777  
APN: 257-100-005, 006 & 257-110-001

**LL- P05-0777**



CITY OF RIVERSIDE  
CERTIFICATE OF COMPLIANCE  
FOR LOT LINE ADJUSTMENT

Property Owner(s): Highgrove 132, LLC, a 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 ONE parcel 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: Jill A. Bell 2.22.06  
PRINCIPAL PLANNER DATE

GENERAL ACKNOWLEDGEMENT

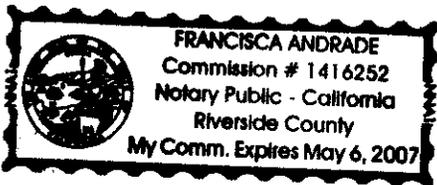
State of California }  
County of Riverside } ss

On 2-22-06, before me Francisca Andrade  
(date) (name)

a Notary Public in and for said State, personally appeared:

Jeffrey A. Belier  
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:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**LLA P05-0777**

**EXHIBIT "A"**

(PARCEL "A")

THAT PORTION OF THE NORTHWEST QUARTER OF SECTION 16, IN TOWNSHIP 2 SOUTH, RANGE 4 WEST, SAN BERNARDINO BASE & MERIDIAN, IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, LYING SOUTHEASTERLY OF THE SOUTHEASTERLY LINE OF VIVIENDA RANCH, AS SHOWN BY MAP FILED IN MAP BOOK 2, PAGE 39, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY;

TOGETHER WITH LOTS 14 AND 16 OF SAID VIVIENDA RANCH

EXCEPTING THEREFROM THE SOUTHEAST QUARTER OF SAID NORTHEAST QUARTER OF SECTION 16.

CONTAINING 83.84 ACRES MORE OR LESS.

(PARCEL "B")

THAT PORTION OF THE NORTHWEST QUARTER OF SECTION 16, IN TOWNSHIP 2 SOUTH, RANGE 4 WEST, SAN BERNARDINO BASE & MERIDIAN, IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, LYING NORTHWESTERLY OF LOT 13 OF VIVIENDA RANCH, AS SHOWN BY MAP FILED IN MAP BOOK 2, PAGE 39, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY;

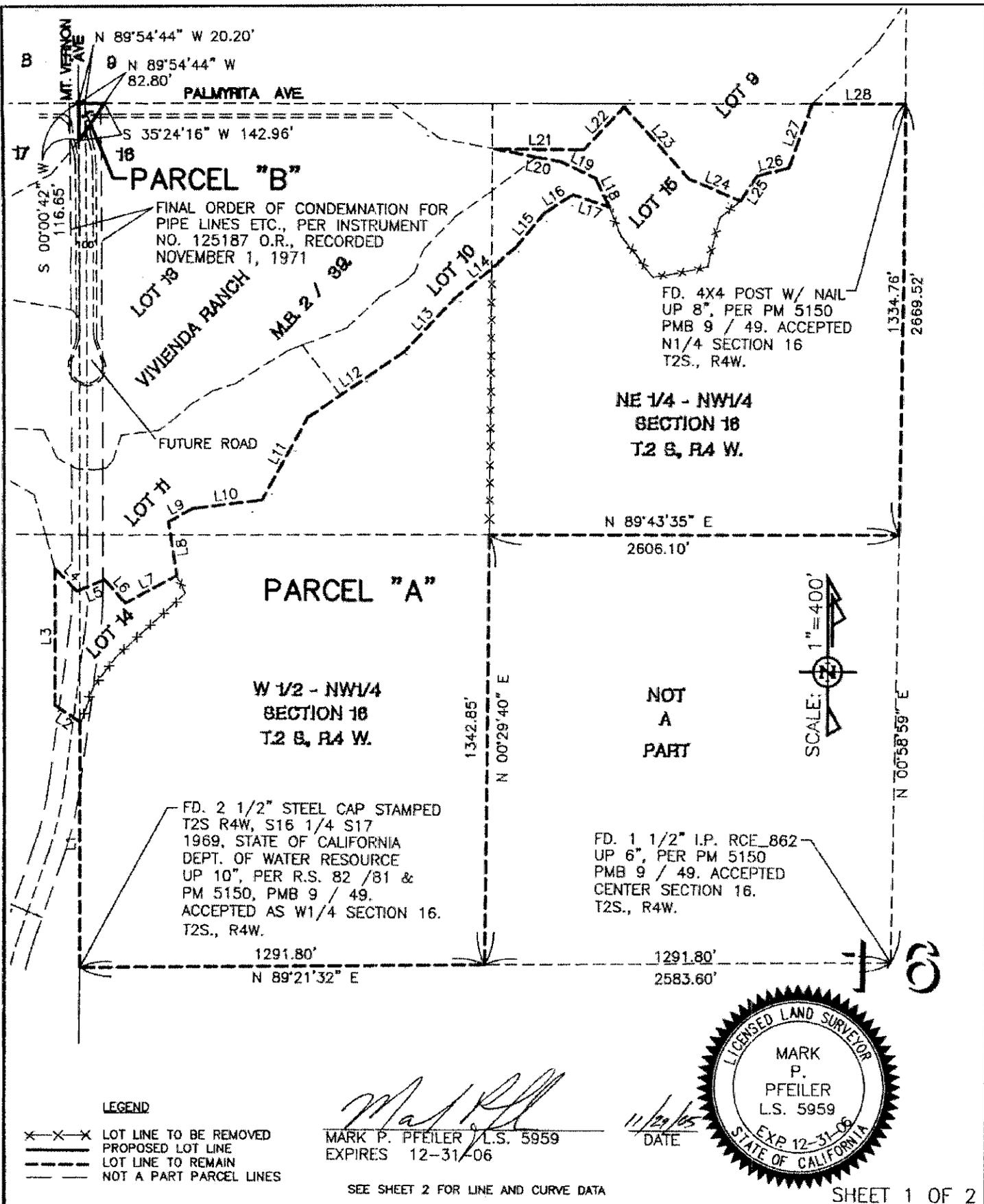
CONTAINING 0.11 ACRES MORE OR LESS

  
\_\_\_\_\_  
MARK P. PFEILER L.S. 5959  
EXPIRES: 12-31-06

11/29/05  
DATE

24011-A L.L.A  
PARCELS "A" & "B"  
11-22-05.

LL-P05-0777

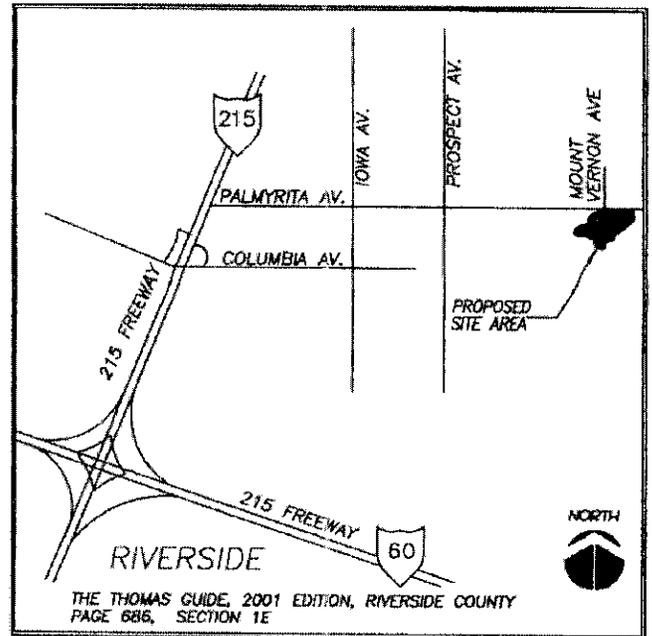


**PFEILER & ASSOCIATES ENGINEERS, INC.**  
**CIVIL ENGINEERING & LAND SURVEYING**

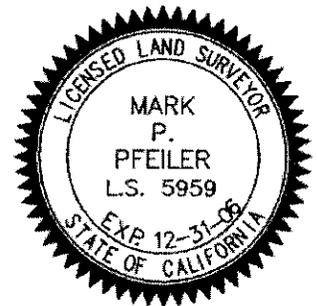
660 N. Diamond Bar Blvd. Suite 100, Diamond Bar, Ca 91765  
 Telephone (909) 860-5850 Fax (909) 860-3967

PLAT FOR  
 LOT LINE ADJUSTMENT  
**LLA P05-0777**  
 RIVERSIDE, CALIFORNIA.

NUMBER	DIRECTION	DISTANCE
L1	N 00°00'42" E	768.05'
L2	S 56°49'44" E	96.18'
L3	N 00°06'16" E	425.00'
L4	S 44°22'44" E	100.00'
L5	S 67°10'16" W	95.70'
L6	N 42°40'44" W	100.00'
L7	N 62°11'16" E	186.00'
L8	N 09°05'44" W	171.00'
L9	N 61°22'16" E	88.10'
L10	N 82°53'16" E	223.20'
L11	S 29°20'16" W	293.60'
L12	N 55°52'16" E	370.70'
L13	S 43°20'16" W	227.95'
L14	N 51°00'16" E	253.95'
L15	N 40°46'16" E	141.60'
L16	N 57°24'16" E	107.00'
L17	S 71°27'24" E	121.63'
L18	S 26°12'43" E	99.41'
L19	N 64°29'44" W	118.90'
L20	S 79°54'44" E	80.00'
L21	S 89°37'44" E	280.98'
L22	N 43°46'16" E	185.42'
L23	S 42°10'44" E	300.98'
L24	S 67°25'44" E	177.70'
L25	N 34°32'16" E	93.50'
L26	S 76°17'16" W	104.65'
L27	S 20°44'16" W	210.92'
L28	S 89°54'44" E	300.87'



**VICINITY MAP**  
NO SCALE



MARK P. PFEILER L.S. 5959 DATE  
EXPIRES 12-31-06 13-1, 27-2, 28-1

SHEET 2 OF 2

**PFEILER & ASSOCIATES ENGINEERS, INC.**  
CIVIL ENGINEERING & LAND SURVEYING

660 N. Diamond Bar Blvd. Suite 100, Diamond Bar, Ca 91765  
Telephone (909) 860-5850 Fax (909) 860-3967

PLAT FOR  
LOT LINE ADJUSTMENT  
**LLA P05-0777**  
RIVERSIDE, CALIFORNIA.

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3900 Main Street

Riverside, California 92522

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A	R	L			COPY	LONG	REFUND	NCHG	EXAM

FOR RECORDER'S OFFICE USE ONLY

**LL- P05-0777**

**This document is being recorded to correct the legal description in Certificate of Compliance for Lot Line Adjustment issued by the City of Riverside, recorded March 3, 2006, as Instrument No. 156951**

CITY OF RIVERSIDE  
CERTIFICATE OF COMPLIANCE  
FOR LOT LINE ADJUSTMENT



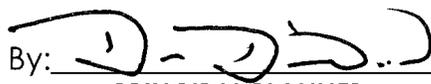
Property Owners: Highgrove 132, LLC, a Limited Liability Company

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 TWO parcel 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 parcels 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:  3-21-06  
PRINCIPAL PLANNER DATE

for

GENERAL ACKNOWLEDGEMENT

State of California }  
County of Riverside } ss

On 3-23-06, before me Francisca Andrade  
(date) (name)

a Notary Public in and for said State, personally appeared:

Don Dinkel  
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:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**LLA P05-0777**

**EXHIBIT "A"**

(PARCEL "A")

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TOGETHER WITH LOTS 14 AND THAT PORTION OF LOT 15 OF SAID VIVIENDA RANCH, LYING SOUTHERLY OF THE FOLLOWING DESCRIBED LINE:

BEGINNING AT A POINT IN THE CENTER LINE OF PALMYRITA AVENUE, WHICH BEARS SOUTH 89°55' EAST, 966.68 FEET, FROM THE COMMON CORNER OF SECTIONS 8, 9, 16 AND 17 IN TOWNSHIP 2 SOUTH, RANGE 4 WEST, SAN BERNARDINO BASE AND MERIDIAN; THENCE SOUTH 55°01' EAST, 174.73 FEET; THENCE SOUTH 79°36' EAST, 232.00 FEET; THENCE SOUTH 89°38' EAST, 266.00 FEET; THENCE NORTH 43°46' EAST, 212.00 FEET; THENCE NORTH 55°58' EAST, 400.00 FEET; THENCE NORTH 40°05' EAST, 267.00 FEET, TO A POINT WHICH BEARS NORTH 40°00'30" WEST, 583.82 FEET FROM THE SOUTH QUARTER CORNER OF SECTION 9.

EXCEPTING THEREFROM THE SOUTHEAST QUARTER OF SAID NORTHEAST QUARTER OF SECTION 16.

CONTAINING 84.12 ACRES MORE OR LESS.

(PARCEL "B")

THAT PORTION OF THE NORTHWEST QUARTER OF SECTION 16, IN TOWNSHIP 2 SOUTH, RANGE 4 WEST, SAN BERNARDINO BASE & MERIDIAN, IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, LYING NORTHWESTERLY OF LOT 13 OF VIVIENDA RANCH, AS SHOWN BY MAP FILED IN MAP BOOK 2, PAGE 39, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY;

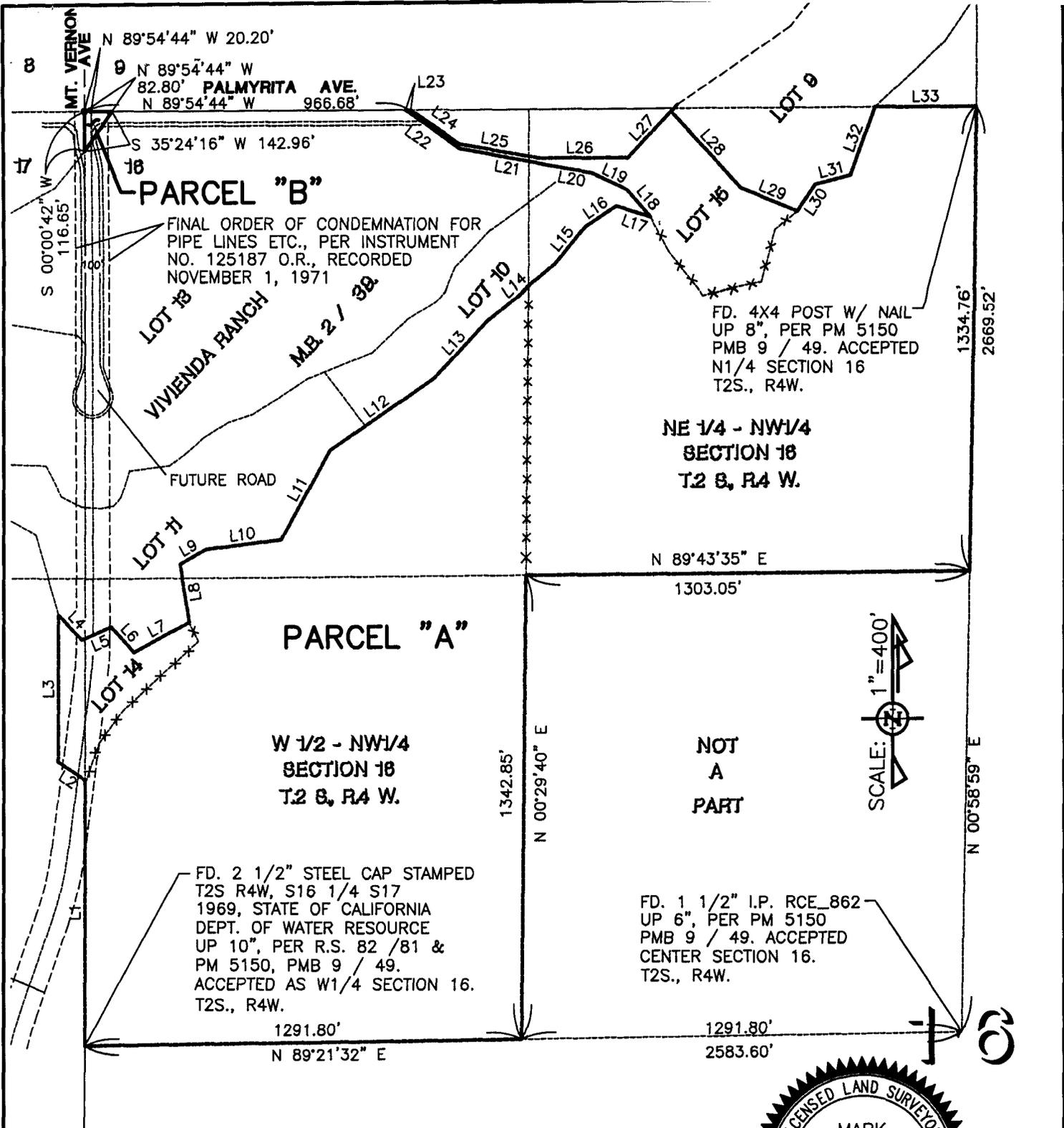
CONTAINING 0.11 ACRES MORE OR LESS.



*Mark P. Pfeiler*  
\_\_\_\_\_  
MARK P. PFEILER L.S. 5959  
EXPIRES: 12-31-06

*3/14/06*  
\_\_\_\_\_  
DATE

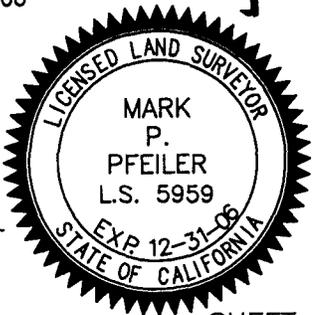
DESCRIPTION APPROVAL  
*Mark S. Brown*  
\_\_\_\_\_  
MARK S. BROWN CITY SURVEYOR DATE



- LEGEND**
- X--X--X LOT LINE TO BE REMOVED
  - ==== PROPOSED LOT LINE
  - ==== LOT LINE TO REMAIN
  - NOT A PART PARCEL LINES

*Mark P. Pfeiler*  
 MARK P. PFEILER L.S. 5959  
 EXPIRES 12-31-06

3/14/06  
 DATE



SEE SHEET 2 FOR LINE AND CURVE DATA

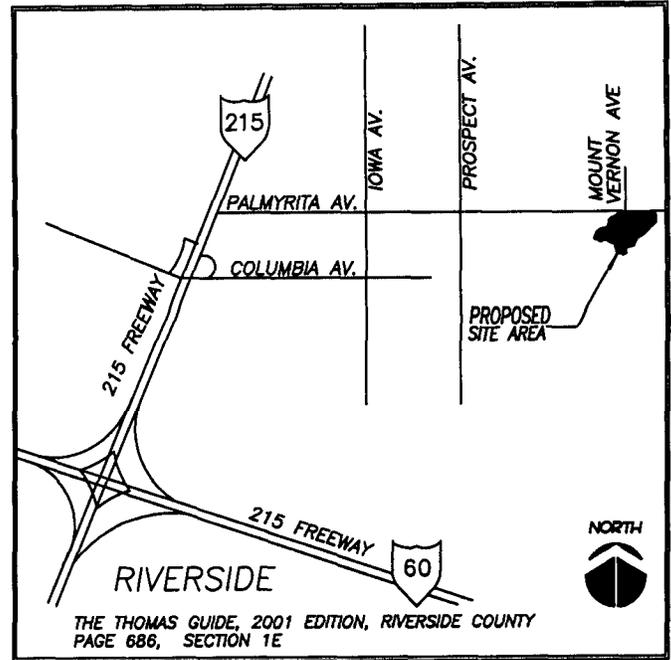
SHEET 1 OF 2

**PFEILER & ASSOCIATES ENGINEERS, INC.**  
 CIVIL ENGINEERING & LAND SURVEYING

660 N. Diamond Bar Blvd. Suite 100, Diamond Bar, Ca 91765  
 Telephone (909) 860-5850 Fax (909) 860-3967

PLAT FOR  
 LOT LINE ADJUSTMENT  
**LLA P05-0777**  
 RIVERSIDE, CALIFORNIA.

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L32	S 20°44'16" W	210.92'
L33	S 89°54'44" E	300.87'



**VICINITY MAP**  
NO SCALE



*Mark P. Pfeiler*  
 MARK P. PFEILER L.S. 5959  
 EXPIRES 12-31-06

3/14/06  
 DATE  
 12-31-06  
 12-31-06

SHEET 2 OF 2

**PFEILER & ASSOCIATES ENGINEERS, INC.**  
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PLAT FOR  
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 RIVERSIDE, CALIFORNIA.