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NO CONSIDERATION

DOC # 2012-0384057
08/13/2012 03:06P Fee:36.00
Page 1 of 8
Recorded in Official Records
County of Riverside
Larry W. Ward
Assessor, County Clerk & Recorder

And when recorded, mail to:



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

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Project: P12-0162
APN: 138-460-024 & 048
Address: 3382 Calle La Paz

P12-0162
LOT LINE ADJUSTMENT
PARCELS A & B

37
C
513

NOTE TO COUNTY RECORDER:

DO NOT ACCEPT FOR RECORDING IF AN ADDITIONAL COVER SHEET IS ATTACHED.

CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE
FOR LOT LINE ADJUSTMENT

Property Owner(s): **Tri Pointe Homes, LLC, a Delaware limited liability company**

Pursuant to Section 66412 of the Government Code of the State of California and Section 18.100 of the Riverside Municipal Code, a Certificate of Compliance for Lot Line Adjustment is hereby issued creating the **TWO (2)** 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

Steve Hayes
City Planner

By: [Signature]
Erin Gettis, Principal Planner

7/24/2012
Date

State of California

County of Riverside } ss

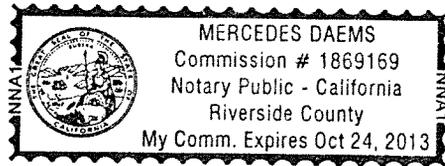
On July 24, 2012, before me, Mercedes Daems,
notary public, personally appeared, Erin Gettis

who 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.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

[Signature]
Notary Signature



08/13/2012 03:06P
2 of 8

Exhibit A

Parcel A

Being Lot 24 and a portion of Lot 48 (common area) of Tract No. 32772-2, in the City of Riverside, County of Riverside, State of California per map recorded in Book 416, pages 57 through 61, inclusive of Maps, records of said Riverside County, described in its entirety as follows:

Beginning at the most northerly corner of Lot 19 of said Tract No. 32772-2;

Thence North 33°38'56" West along the northwesterly prolongation of the northeasterly line thereof, a distance of 8.70 feet;

Thence North 10°18'03" East, a distance of 22.81 feet;

Thence North 56°21'04" East, a distance of 54.88 feet;

Thence South 33°38'56" East, a distance of 26.49 feet to the northwesterly line of said Lot 24;

Thence along the northwesterly, northeasterly and southeasterly line of said Lot 24 the following three (3) courses: North 56°21'04" East, a distance of 32.29 feet;

Thence South 33°38'56" East, a distance of 55.00 feet;

Thence South 56°21'04" West, a distance of 103.00 feet to the most southerly corner of said Lot 24;

Thence North 33°38'56" West along said southwesterly line, and the northwesterly prolongation thereof, a distance of 56.37 feet to the point of beginning.

Containing 7408 square feet, more or less.

Parcel B

Being that portion of Lot 48 (common area) of Tract No. 32772-2, in the City of Riverside, County of Riverside, State of California per map recorded in Book 416, pages 57 through 61, inclusive of Maps, records of said Riverside County, described as follows:

Beginning at the most northerly corner of Lot 19 of said Tract No. 32772-2;

2012-0004057
08/13/2012 03:06P
3 of 8



Thence North 33°38'56" West along the northwesterly prolongation of the northeasterly line thereof, a distance of 8.70 feet;

Thence North 10°18'03" East, a distance of 22.81 feet;

Thence North 56°21'04" East, a distance of 54.88 feet;

Thence South 33°38'56" East, a distance of 26.49 feet to the northwesterly line of said Lot 24 also being the southeasterly line of said Lot 48 (common area);

Thence along the lines of said Lot 48 (common area) the following thirty-three (33) courses: North 56°21'04" East, a distance of 32.29 feet;

Thence South 33°38'56" East, a distance of 27.50 feet;

Thence north 56°21'04" East, a distance of 44.00 feet;

Thence North 33°38'56" West, a distance of 54.03 feet;

Thence North 56°21'04" East, a distance of 175.00 feet;

Thence South 33°38'56" East, a distance of 438.00 feet;

Thence North 56°21'04" East, a distance of 24.75 feet;

Thence North 33°37'13" West, a distance of 448.97 feet;

Thence North 85°12'33" West, a distance of 37.02 feet;

Thence South 56°21'41" West, a distance of 256.24 feet;

Thence South 55°22'14" West, a distance of 925.14 feet;

Thence South 56°21'41" West, a distance of 16.71 feet;

Thence South 11°21'41" West, a distance of 35.36 feet;

Thence South 33°38'19" East, a distance of 81.14 feet to the beginning of a tangent curve, concave northeasterly and having a radius of 110.00 feet;

Thence southeasterly along said curve through a central angle of 56°21'41" an arc length of 108.21 feet;

2012-0304057
08/13/2012 03:06P
4 of 8



Thence tangent to last said curve, South 90°00'00" East, a distance of 115.93 feet to the beginning of a tangent curve, concave northerly and having a radius of 110.00 feet;

Thence easterly along said curve through a central angle of 26°21'18" an arc length of 50.60 feet;

Thence tangent to last said curve, North 63°38'41" East, a distance of 228.35 feet to the beginning of a tangent curve, concave southeasterly and having a radius of 478.00 feet;

Thence northeasterly along said curve, through a central angle of 9°40'56" an arc length of 80.78 feet;

Thence non-tangent to last said curve, North 30°56'05" East, a distance of 22.92 feet;

Thence North 11°27'26" West, a distance of 0.42 feet to the beginning of a tangent curve, concave southwesterly and having a radius of 22.00 feet;

Thence northwesterly along said curve, through a central angle of 22°11'30" an arc length of 8.52 feet;

Thence tangent to last said curve, North 33°38'56" West, a distance of 13.63 feet;

Thence North 70°07'05" West, a distance of 28.60 feet;

Thence South 56°21'04" West, a distance of 302.80 feet to the beginning of a tangent curve, concave northerly and having a radius of 40.00 feet;

Thence westerly along said curve, through a central angle of 76°40'55" an arc length of 53.53 feet;

Thence non-tangent to last said curve, North 84°15'13" West, a distance of 85.26 feet;

Thence North 33°38'56" West, a distance of 109.10 feet;

Thence North 56°21'04" East, a distance of 183.19 feet;

Thence North 33°38'56" West, a distance of 26.24 feet;

Thence North 56°21'04" East, a distance of 422.00 feet;

Thence North 33°38'56" West, a distance of 6.69 feet;

Thence North 56°21'04" East, a distance of 204.00 feet to the point of beginning.



Containing 2.54 acres, more or less.

Prepared by me or under my direction



Mitchell Jay Adkison, LS 8936

Expiration 9-30-2012

6-15-12



DESCRIPTION APPROVAL:

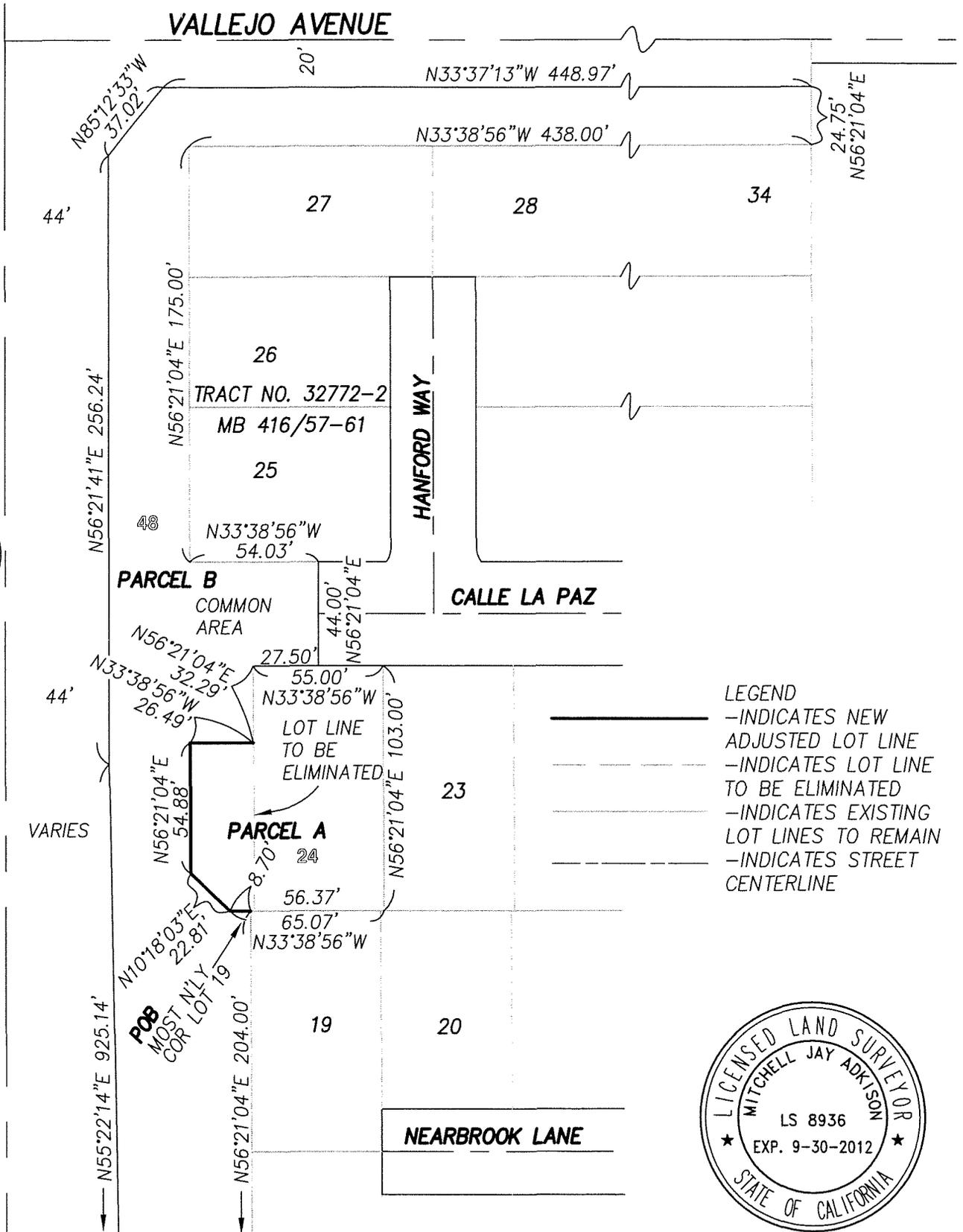
BY:  6/20/12
DATE

FOR: MARK S. BROWN
CITY SURVEYOR

2012-0384857
68/13/2012 03:06P
6 of 8



VALLEJO AVENUE



LEGEND

- INDICATES NEW ADJUSTED LOT LINE
- - - INDICATES LOT LINE TO BE ELIMINATED
- INDICATES EXISTING LOT LINES TO REMAIN
- - - INDICATES STREET CENTERLINE



SEE SHEET 2

2012-0304057
 08/13/2012 03:06P
 7 of 8



1"=60'

INDIANA AVENUE

PLAT PREPARED BY:
adkan
ENGINEERS
 Civil Engineering · Surveying · Planning
 6879 Airport Drive, Riverside, CA 92504
 Tel: (951) 688-0241 · Fax: (951) 688-0599

SCALE: 1" = 60'

JOB NO. 8041

DATE: 6-15-2012

CLIENT: TRI POINT HOMES

APPROVED BY:

MITCHELL JAY ADKISON, LS 8936

LOTS 24 & 48,
 TRACT NO. 32772-2
 MB 416/57-61
 RIVERSIDE COUNTY, CA.

LL-P12-0162

SEE SHEET 1

2012-0304057
08/13/2012 09:06P
8 of 8



1"=60'

INDIANA AVENUE

VARIES

VARIES

N55°22'14"E 925.14'

N56°21'41"E
16.71'

PARCEL B
48

TRACT NO. 32772-2
MB 416/57-61

GRANDE

18

13

6

3

2

1

N33°38'56"W
6.69'
N56°21'04"E 204.00'

422.00'

N56°21'04"E

N33°38'56"W
26.24'

N56°21'04"E 183.19'

N33°38'56"W
109.10'

Δ=56°21'41"
R=110.00'
L=108.21'

N84°15'13"W
85.26'

Δ=76°40'55"
R=40.00'
L=53.53'
N43°01'59"E(R)

N90°00'00"W 115.93'

SEABREEZE DR.

N70°07'05"W
28.60'

N33°38'56"W 13.63'

N30°56'05"E
22.92'

Δ=9°40'56"
R=478.00'
L=80.78'

N16°40'23"W(R)

PILSNER DRIVE

WALDEN WAY

N56°21'04"E 302.80'

N63°38'41"E

PARKWAY

Δ=26°21'19"
R=110.00'
L=50.60'

① N11°27'26"W
0.42'

② Δ=22°11'30"
R=22.00'
L=8.52'

LL-P12-0162