

DOC # 2015-0425859  
09/25/2015 08:00 AM Fees: \$30.00  
Page 1 of 6  
Recorded in Official Records  
County of Riverside  
Peter Aldana  
Assessor-County Clerk-Recorder

Recording requested by:

Palm Avenue Baptist Church of Riverside

DOCUMENTARY  
TRANSFER TAX = \$0.00  
NO CONSIDERATION

\*\*This document was electronically submitted  
to the County of Riverside for recording\*\*  
Received by: MARY #420

And when recorded, mail to:

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

FOR RECORDER'S OFFICE USE ONLY

Project: P15-0393  
APN: 226-221-012, -013 & -014,  
Address: 6807 Palm Avenue, 4600 Sierra Street

**LL-P15-0393**

**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): **Palm Avenue Baptist Church of Riverside, a California Corporation**

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 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.**

LL-P15-0393

Recording requested by:

Palm Avenue Baptist Church of Riverside

DOCUMENTARY  
TRANSFER TAX = \$0.00  
NO CONSIDERATION

And when recorded, mail to:

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

FOR RECORDER'S OFFICE USE ONLY

Project: P15-0393  
APN: 226-221-012, -013 & -014,  
Address: 6807 Palm Avenue, 4600 Sierra Street

**LL-P15-0393**

**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): **Palm Avenue Baptist Church of Riverside, a California Corporation**

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 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

Emilio Ramirez  
Deputy Director  
Community Development Department

By: [Signature]  
Emilio Ramirez

16 SEP 15  
Date

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

County of Riverside } ss

On September 16, 2015, before me, Angela Ferreira,  
notary public, personally appeared, Emilio Ramirez

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



## Notary Seal

Under the provisions of Government Code 27361.7, I certify under the penalty of perjury that the Notary Seal on the document to which this statement is attached reads as follows:

Name of Notary: Angela Ferreira

Commission # 2104060

Date Commission Expires: Apr 17 2019

County where Bond is filed: Riverside

Vendor: NNAI

Place of Execution: San Bernardino

Date: 9/27/15

Signature:   
A.Salters

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

That certain real property located in the City of Riverside, County of Riverside, State of California, described as follows:

**PARCEL A**

Lot 1 of the Brusca Tract as shown by map on file in Book 23, Page 18 of Maps, Records of Riverside County, California;

**TOGETHER** with that portion of the Southeast Quarter of the Southeast Quarter of Section 33, Township 2 South, Range 5 West, San Bernardino Meridian, described as follows:

**BEGINNING** at the intersection of the Southerly line of Sierra Street and the Westerly line of Palm Avenue;

THENCE South 00°14' West, along said Westerly line of Palm Avenue, a distance of 141.15 feet to a point thereon, also being the Northeast corner of said Brusca Tract;

THENCE South 89°26'30" West, along the Northerly line of said Brusca Tract, a distance of 535.00 feet to the Northwest corner of Lot 6 of said Brusca Tract;

THENCE North 00° 14' East, parallel with said Westerly line of Palm Avenue, a distance of 142.16 feet to a point on said Southerly line of Palm Avenue;

THENCE North 89°33' East, along said Southerly line of Palm Avenue, a distance of 535.00 feet to the **POINT OF BEGINNING**;

**EXCEPTING** therefrom the Northerly 8.00 feet and the Easterly 4.00 feet of the above described parcel;

**ALSO EXCEPTING** therefrom the Easterly 4.00 feet of Lot 1 of said Brusca Tract.

**PARCEL B**

That portion of the Southeast Quarter of the Southeast Quarter of Section 33, Township 2 South, Range 5 West, San Bernardino Meridian, described as follows:

**COMMENCING** at the intersection of the Southerly line of Sierra Street and the Westerly line of Palm Avenue;

THENCE South 00°14' West, along said Westerly line of Palm Avenue, a distance of 141.15 feet to a point thereon also being the Northeast corner of the Brusca Tract as shown by map on file in Book 23, Page 18 of Maps, Records of Riverside County, California;

THENCE South 89°26'30" West, along the Northerly line of said Brusca Tract, a distance of 535.00 feet to the Northwest corner of Lot 6 of said Brusca Tract and to **THE POINT OF BEGINNING**;

THENCE North 00° 14' East, parallel with said Westerly line of Palm Avenue, a distance of 142.16 feet to a point on said Southerly line of Palm Avenue;

THENCE South 89°33' West, along said Southerly line of Palm Avenue, a distance of 50.00 feet to a point thereon;

THENCE South 00° 14' West, parallel with said Westerly line of Palm Avenue, a distance of 72.09 feet to a point in the centerline of the Right of Way of the Riverside Water Company Canal (abandoned);

THENCE South 74°23' West, along said centerline, a distance of 14.73 feet, to an angle point therein;

THENCE South 64°47' West, along said centerline, a distance of 11.99 feet, to a point on a line that bears North 00°14' East from the Northwest corner of Lot 7 of said Brusca Tract;

THENCE South 00°14' West, a distance of 61.35 feet to said Northwest corner of Lot 7;

THENCE North 89°26'30" East along the North line of said Lot 7, a distance of 75.00 feet to the **POINT OF BEGINNING**;

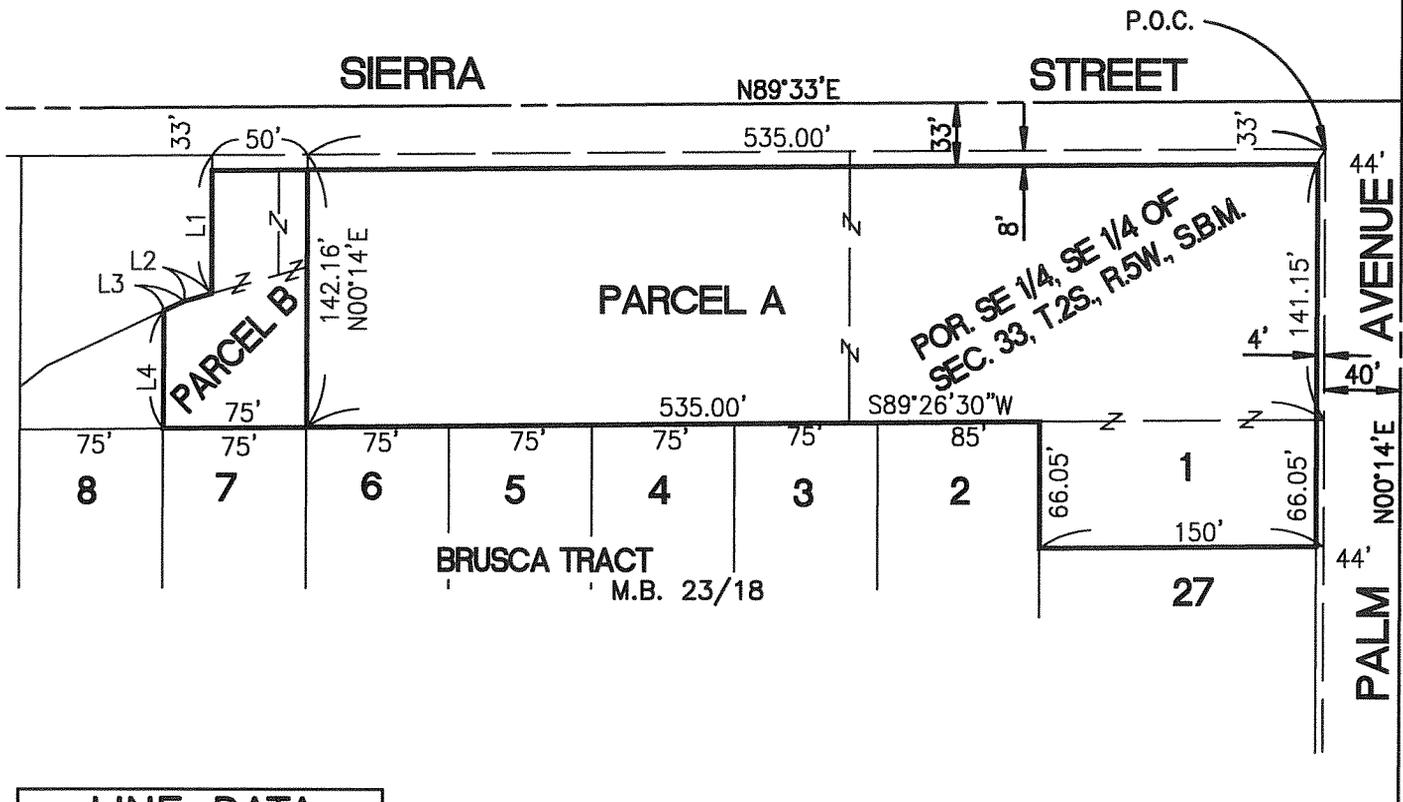
**EXCEPTING** therefrom the Northerly 8.00 feet of the above described parcel;

This description was prepared by me or under my direction in conformance with the requirements of the Land Surveyors Act.

Curtis C. Stephens 9/1/15 Prep. (Signature)  
Curtis C. Stephens, L.S. 7519 Date



LL-P15-0393



LINE DATA		
LX	LENGTH	BEARING
L1	72.09'	S00°14'W
L2	14.73'	N74°23'E
L3	11.99'	N64°47'E
L4	61.35'	S00°14'W

• CITY OF RIVERSIDE, CALIFORNIA •

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.

SHEET 1 OF 1

SCALE: 1"=100'

DRAWN BY: CURT

DATE: 9/9/15

SUBJECT: LL-P15-0393 4600 SIERRA STREET LL-P15-0397