

378122

Recording requested by:

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And when recorded, mail to:

NOV 13 1995

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

Recorded in Official Records
of Riverside County, California

Recorder
Fees \$

FREE RECORDING-
Exempt Pursuant to
Government Code §5103

FOR RECORDER'S OFFICE USE ONLY

Project: PMW for VC-011-945
Bankruptcy Court
12th & Lime Streets

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56

PLANNING COMMISSION
of the
CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE

Property Owner(s): The COUNTY OF RIVERSIDE, a political subdivision of the State of California.

Pursuant to Section 18.38.030 of the Riverside Municipal Code, the Planning Commission of the City of Riverside, California, hereby declares that on May 4, 1995, a waiver of parcel map for lot line adjustments was granted to the above-referenced property owner(s) to create the parcels of real property as described in Exhibit "A" attached hereto and incorporated herein by this reference, located in the City of Riverside, County of Riverside, State of California, which parcels as described in said Exhibit "A" thereby created 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.

PLANNING COMMISSION OF THE CITY OF RIVERSIDE

STEPHEN J. WHYLD
PLANNING DIRECTOR

Dated: 7-23-95

By J. Craig Aaron
J. CRAIG AARON
PRINCIPAL PLANNER

GENERAL ACKNOWLEDGEMENT

OPTIONAL SECTION

State of California }
County of Riverside } ss

CAPACITY CLAIMED BY SIGNER

On 7-23-95, before me Colleen J. Nicol
(date) (name)

- () Attorney-in-fact
- () Corporate Officer(s)

a Notary Public in and for said State, personally appeared

Title _____

J. Craig Aaron

Name(s) of Signer(s)

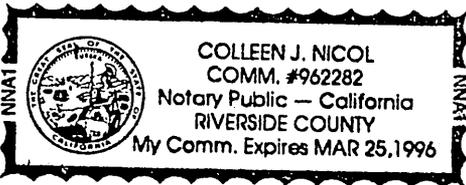
Title _____

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.

- () Guardian/Conservator
- () Individual(s)
- () Trustee(s)

Other
Principal Planner

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



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

WITNESS my hand and official seal.

City of Riverside

Colleen Nicol
Signature



J. F. Davidson Associates, Inc.
ENGINEERING PLANNING SURVEYING LANDSCAPE ARCHITECTURE

378122

Building on a tradition of excellence since 1923

June 26, 1995
Revised: October 11, 1995

W.O. #9513261

EXHIBIT "A"

PARCEL MAP WAIVER
VC-011-945
LANGDON WILSON

PARCEL "A"

That portion of Block 12, Range 4 of the Town of Riverside, as shown by map on file in Book 7 of Maps, at Page 17 thereof, Records of San Bernardino County, California, described as follows:

COMMENCING at the most Northerly corner of said Block 12, Range 4;

Thence S.60°59'14"E. along the Northeasterly line of said Block 12, Range 4, a distance of 160.00 feet to the Point of Beginning of the parcel of land to be described;

Thence S.29°00'28"W., a distance of 330.57 feet to the Southwesterly line of said Block 12, Range 4;

Thence S.60°58'38"E. along said Southwesterly line, a distance of 156.92 feet to the most Westerly corner of Parcel 1 of that certain parcel of land conveyed to the City of Riverside by Deed recorded October 30, 1970 as Instrument No. 109936, Official Records of Riverside County, California;

The following 5 courses being along the Northwesterly line of Lime Street as conveyed to the City of Riverside by Deeds recorded October 30, 1970 as Instrument No. 109936, September 26, 1969, as Instrument No. 99112, and September 5, 1969 as Instrument No. 91078, all being Official Records of Riverside County, California;

Thence Northeasterly on a non-tangent curve concave Northwesterly, having a radius of 28.50 feet, through an angle of 37°46'29", an arc length of 18.79 feet (the initial radial line bears S.19°11'06"E.);

Thence N.33°02'25"E., a distance of 4.88 feet;

Thence Northeasterly on a curve concave Northwesterly, having a radius of 461.50 feet, through an angle of 04°01'57", an arc length of 32.48 feet to a line parallel with and 38.5 feet Northwesterly, measured at right angles from the centerline of Lime Street;

Thence N.29°00'28"E. along said parallel line, a distance of 257.28 feet;

Thence Northerly on a curve concave Westerly, having a radius of 28.50 feet, through an angle of 41°48'48", an arc length of 20.80 feet to the Northeasterly line of said Block 12, Range 4;

Thence N.60°59'19"W. along said Northeasterly line, a distance of 158.33 feet to the Point of Beginning.

The above described parcel of land contains 1.254 acres, more or less.

PARCEL "B"

That portion of Block 12, Range 4 of the Town of Riverside, as shown by map on file in Book 7 of Maps, at Page 17 thereof, Records of San Bernardino County, California, described as follows:

Beginning at the most Northerly corner of said Block 12, Range 4;

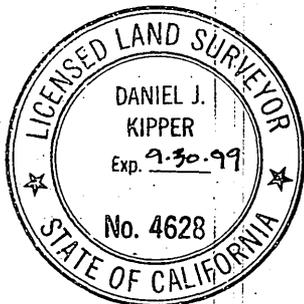
Thence S.60°59'14"E. along the Northeasterly line of said Block 12, Range 4, a distance of 160.00 feet;

Thence S.29°00'28"W. a distance of 330.57 feet to the Southwesterly line of said Block 12, Range 4;

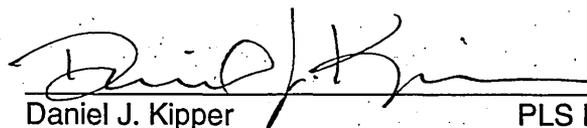
Thence N.60°58'38"W. along said Southwesterly line, a distance of 159.93 feet to the most Westerly corner of said Block 12, Range 4;

Thence N.28°59'44"E. along the Northwesterly line of said Block 12, Range 4, a distance of 330.55 feet to the Point of Beginning.

The above described parcel of land contains 1.214 acres, more or less.



J. F. DAVIDSON ASSOCIATES, INC.
Prepared under the supervision of:

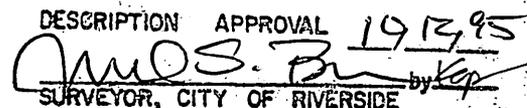

Daniel J. Kipper

PLS NO. 4628

Date: 10-11-95

MWC/DJK/yb

JFD::JFD\$ADM:[LEGAL]LEGAL.JF8;3IYVETTEB

DESCRIPTION APPROVAL 10/17/95

SURVEYOR, CITY OF RIVERSIDE by Kip

PW-288

378122

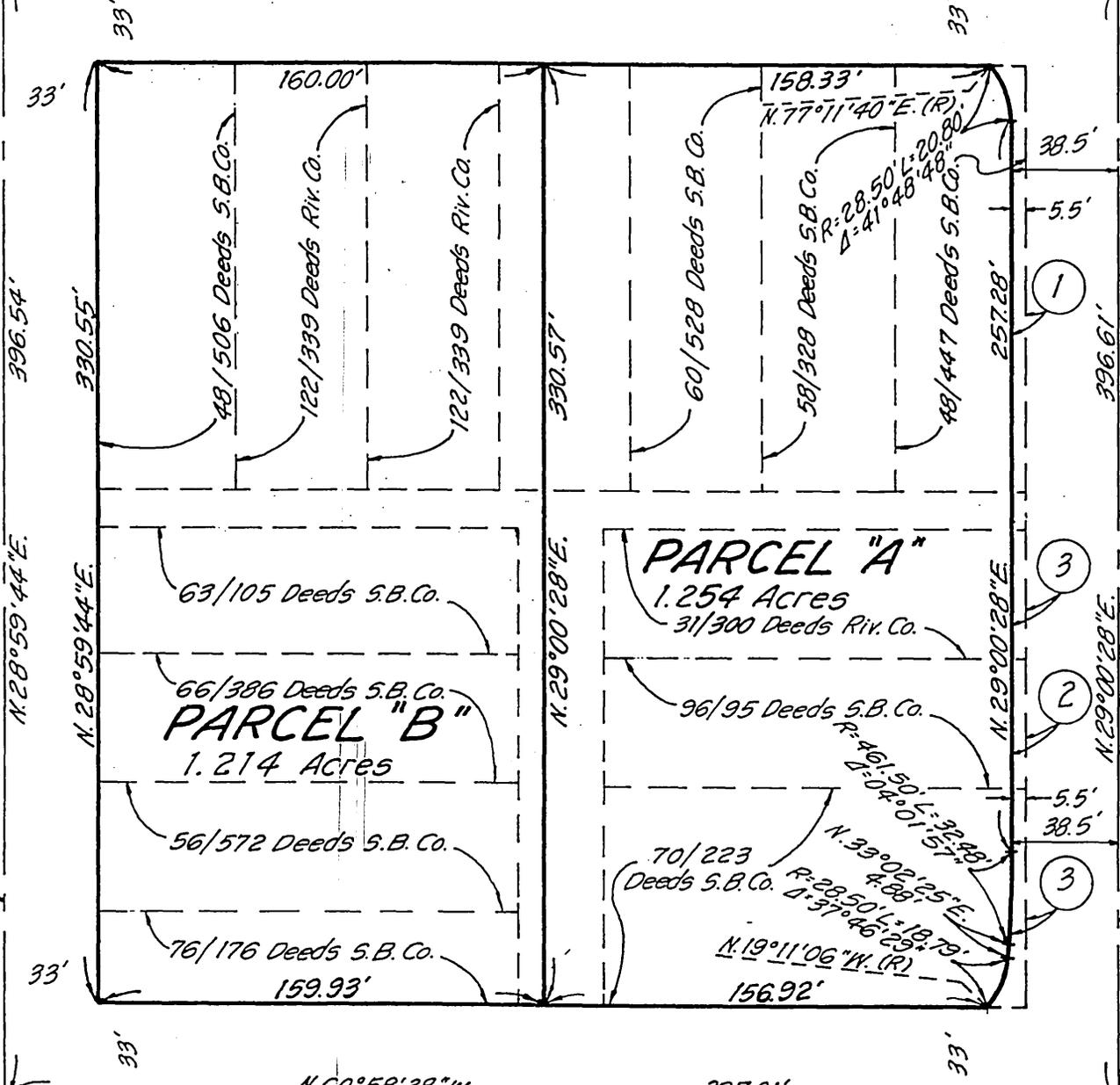
TWELFTH STREET

N.60°59'14"W.

397.09'

LEMON STREET

LIME STREET



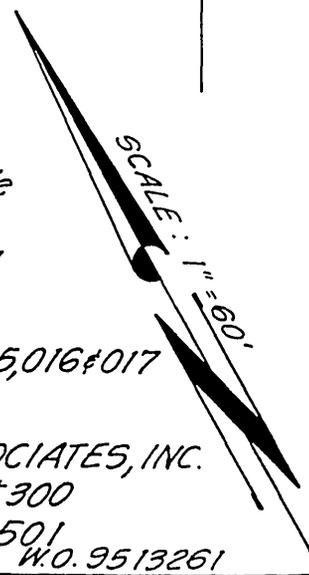
- Grant Deeds to the City of Riverside
- ① Rec. Sept. 5, 1969 #91078, O.R. Riv. Co.
 - ② Rec. Sept. 26, 1969 #99112, O.R. Riv. Co.
 - ③ Rec. Oct. 30, 1970 #109936, O.R. Riv. Co.

PARCEL MAP WAIVER
 OF A PORTION OF BLOCK 12, RANGE
 4 OF THE TOWN OF RIVERSIDE PER
 M.B. 7/17 S.B. CO.

OWNER:
 County of Riverside
 3133 7th Street
 Riverside, Ca. 92501

A.P.N. :
 215-321-001, 002, 015, 016 & 017

PREPARED BY:
 J.F. DAVIDSON ASSOCIATES, INC.
 3880 LEMON ST. #300
 RIVERSIDE, CA. 92501



W.O. 9513261