

91642

Recording requested by

And when recorded, mail to:

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

RECEIVED FOR RECORD
Min. Past o'clock
At Request of

TITLE INSURANCE & TRUST CO.
Book 1980, Page 91642

MAY 15 1980

Recorded in Official Records
of Riverside County, California

Recorder
D. D. S. [Signature]

FEES \$

This space for Recorder's use

PLANNING COMMISSION
of the
CITY OF RIVERSIDE

CERTIFICATE OF COMPLIANCE
(Waiver of Parcel Map PMW-40-790)

Property Owner(s): Tyler Partners

5/13/80

Pursuant to Section 18.38.030 of the Riverside Municipal Code, the Planning Commission of the City of Riverside hereby declares that on April 17, 1980, a waiver of parcel map for a lot line adjustment was granted for the following described real property located in the City of Riverside, County of Riverside, State of California, which property thereby created complies with the California Subdivision Map Act and Title 18 of the Riverside Municipal Code.

SEE ATTACHED DESCRIPTION

This action does not supersede, modify or affect any requirement of provisions of the Riverside Municipal Code pertaining to building or zoning regulations.

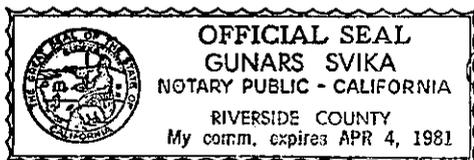
PLANNING COMMISSION OF THE
CITY OF RIVERSIDE

Dated: APR. 25, 1980

By [Signature]
Planning Director
City of Riverside

STATE OF CALIFORNIA)
) ss.
COUNTY OF RIVERSIDE)

On APR. 25, 1980, before me, the undersigned, a Notary Public in and for said County and State, personally appeared MARLENE G. GARDNER, known to me to be the Planning Director of the City of Riverside and known to me to be the person who executed the within instrument on behalf of the Planning Commission of the City of Riverside, and acknowledged to me that said Planning Commission executed the same.



[Signature]
Notary Public in and for said County and State

390234-W.R.

This instrument filed for record by Title Insurance and Trust Company as an accommodation only. It has not been examined as to its execution or as to its effect upon the title.

91642

All that portion of Parcel 2 of Parcel Map 11852, together with portions of Parcels 1 and 3, as shown by Parcel Map on file in Book 64 of Parcel Maps at Page 77 thereof records of Riverside County California;

BEGINNING at the northeasterly corner of said Parcel 2;

THENCE South $34^{\circ} 00' 30''$ East, along the westerly line of Lot "A" of said map a distance of 83.62 feet;

THENCE North $55^{\circ} 59' 30''$ East, a distance of 11.00 feet to the northeasterly line of said Parcel 1;

THENCE South $34^{\circ} 00' 30''$ East, 28.00 feet along the westerly line of Lot "A" of said map;

THENCE South $60^{\circ} 30' 13''$ West, 222.68 feet;

THENCE North $29^{\circ} 48' 59''$ West, 109.27 feet to the northeasterly corner of Parcel 3 of said Parcel Map;

THENCE North $60^{\circ} 11' 01''$ East, 203.54 feet along the northerly line of Parcel 2 of said map to the point of beginning.

Area - 23107.352 square feet

DESCRIPTION APPROVAL
by *George P. Hutchinson* 4/23/80 by *RLH*
Survivor

91643

Recording requested by

And when recorded, mail to:

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

RECEIVED FOR RECORD
Min. Past 2 o'clock P.M.
At Request of
TITLE INSURANCE & TRUST CO.
Book 1980, Page 91643
MAY 15 1980

Recorded in Official Records
of Riverside County, California

Recorder
FEE \$

This space for Recorder's use

PLANNING COMMISSION
of the
CITY OF RIVERSIDE

CERTIFICATE OF COMPLIANCE
(Waiver of Parcel Map PMW-40-790)

Property Owner(s): Tyler Partners

380234-W.P.

Pursuant to Section 18.38.030 of the Riverside Municipal Code, the Planning Commission of the City of Riverside hereby declares that on April 17, 1980, a waiver of parcel map for a lot line adjustment was granted for the following described real property located in the City of Riverside, County of Riverside, State of California, which property thereby created complies with the California Subdivision Map Act and Title 18 of the Riverside Municipal Code.

SEE ATTACHED DESCRIPTION

This action does not supersede, modify or affect any requirement of provisions of the Riverside Municipal Code pertaining to building or zoning regulations.

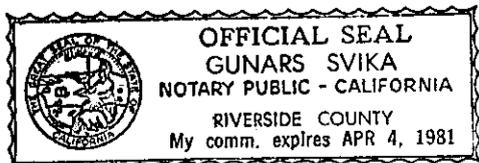
PLANNING COMMISSION OF THE
CITY OF RIVERSIDE

Dated: APR. 25, 1980

By Paul Gardner
Planning Director
City of Riverside

STATE OF CALIFORNIA)
) ss.
COUNTY OF RIVERSIDE)

On APR. 25, 1980, before me, the undersigned, a Notary Public in and for said County and State, personally appeared MELVE G. GARDNER, known to me to be the Planning Director of the City of Riverside and known to me to be the person who executed the within instrument on behalf of the Planning Commission of the City of Riverside, and acknowledged to me that said Planning Commission executed the same.



Gunars Svika
Notary Public in and for said County and State

91643

That portion of Parcel 3 of Parcel Map 11852, as shown by Parcel Map on file in Book 64 of Parcel Maps, at Page 77 thereof, records of Riverside County, California, described as follows:

BEGINNING at the most southerly corner of said Parcel 3;

THENCE North 34° 00' 30" West, along the southwesterly line of said Parcel 3, a distance of 185.14 feet, to the northwesterly corner of said Parcel 3;

THENCE North 60° 59' 18" East, along the northwesterly line of said Parcel 3 a distance of 276.08 feet;

THENCE South 29° 48' 59" East, a distance of 70.03 feet;

THENCE North 60° 30' 13" East 240.00 feet;

THENCE South 29° 48' 59" East, a distance of 174.36 feet to the southeasterly line of Parcel 3 of said map;

THENCE South 67° 33' 00" West, along the southeasterly line of said Parcel 3, a distance of 506.69 feet to the point of beginning.

The above described parcel of land contains approximately 91,925 square feet, more or less.

DESCRIPTION APPROVAL
by George V. Hutchings 5/7/80 by DRS
Survivor

91644

Recording requested by

And when recorded, mail to:

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

RECEIVED FOR RECORD
Min. Past 9 o'clock P.M.
At Request of

TITLE INSURANCE & TRUST CO.
Book 1980, Page

91644
MAY 15 1980

Recorded in Official Records
of Riverside County, California

Donald D. Segin
Recorder
FEES \$

This space for Recorder's use

PLANNING COMMISSION
of the
CITY OF RIVERSIDE

CERTIFICATE OF COMPLIANCE
(Waiver of Parcel Map PMW-40-790)

Property Owner(s): Tyler Partners

3809234-W.R.

Pursuant to Section 18.38.030 of the Riverside Municipal Code, the Planning Commission of the City of Riverside hereby declares that on April 17, 1980, a waiver of parcel map for a lot line adjustment was granted for the following described real property located in the City of Riverside, County of Riverside, State of California, which property thereby created complies with the California Subdivision Map Act and Title 18 of the Riverside Municipal Code.

See Attached Description

This instrument filed for record by Title Insurance and Trust Company as an accommodation only. It has not been examined as to its execution or as to its effect upon the title

This action does not supersede, modify or affect any requirement of provisions of the Riverside Municipal Code pertaining to building or zoning regulations.

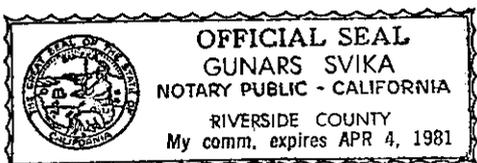
PLANNING COMMISSION OF THE
CITY OF RIVERSIDE

Dated: APR. 25, 1980

By [Signature]
Planning Director
City of Riverside

STATE OF CALIFORNIA)
) ss.
COUNTY OF RIVERSIDE)

On APR. 25, 1980, before me, the undersigned, a Notary Public in and for said County and State, personally appeared MECLER G. GARDNER, known to me to be the Planning Director of the City of Riverside and known to me to be the person who executed the within instrument on behalf of the Planning Commission of the City of Riverside, and acknowledged to me that said Planning Commission executed the same.



[Signature]
Notary Public in and for said County and State

91644

All that portion of Parcel 1 of Parcel Map 11852, together with portions of Parcels 2, and 3 as shown by Parcel Map on file in Book 64 of Parcel Maps at Page 77 thereof, records of Riverside County, California, described as follows:

BEGINNING at the southeasterly corner of said Parcel 1;

THENCE South 67° 33' 00" West, along the northerly right-of-way line of the A.T. and S.F. Railroad, a distance of 488.42 feet;

THENCE North 29° 48' 59" West, a distance of 174.36 feet;

THENCE South 60° 30' 13" West, a distance of 240.00 feet;

THENCE North 29° 48' 59" West, a distance of 70.03 feet to the northwesterly line of said Parcel 3;

THENCE North 60° 59' 18" East, along said northwesterly line a distance of 97.95 feet, to an angle point therein;

THENCE North 60° 11' 01" East, along said northwesterly line of Parcel 3 a distance of 389.37 feet, to the most northerly corner of said Parcel 3;

THENCE South 29° 48' 59" East, a distance of 109.27 feet;

THENCE North 60° 30' 13" East, a distance of 222.68 feet to the southwesterly line of Lot A, as shown by said Parcel Map 11852;

THENCE South 34° 00' 30" East, along said southwesterly line of said Lot A a distance of 196.99 feet, to the point of beginning.

The above described parcel of land contains approximately 122,760 square feet, more or less.

DESCRIPTION APPROVAL
BY *George P. Hutchins* 5/7/80 BY *DRJ*
SURVEYOR