

173680

Those portions of Lots 14 through 26 and Lots 30 through 36 and all of Lots 27 through 29 of Scotia Place as shown by map on file in Book 4 of Maps at Page 14 thereof, records of San Bernardino County, California, and those portions of Lot 1 and Lots 5 through 9 of D.C. Twogoods Orange Grove Tract as shown by map on file in Book 7 of Maps at Page 42 thereof, records of San Bernardino County, California, described as follows:

COMMENCING at the most northerly corner of said Lot 26;

THENCE South $29^{\circ} 00' 00''$ West, along the northwesterly line of said Lot 26, a distance of 17.00 feet to a line parallel with and distant 17.00 feet southwesterly as measured at right angle from the northeasterly line of said Lots 14, 25 and 26; said point also being the true point of beginning;

THENCE South $60^{\circ} 56' 05''$ East, along said parallel line, a distance of 211.40 feet to the southeasterly line of said Lot 14;

THENCE South $29^{\circ} 03' 57''$ West, along said southeasterly line, a distance of 135.30 feet to the most southerly corner thereof, said corner being on the northeasterly line of said Lot 15;

THENCE South $60^{\circ} 56' 05''$ East, along said northeasterly line, a distance of 62.41 feet to a line parallel with and 8.00 feet northwesterly, measured at right angle from the southeasterly line of said Lots 15 through 24 and said Lots 6 through 9;

THENCE South $29^{\circ} 05' 16''$ West, along said parallel line, a distance of 766.20 feet to a point in said line, said point being distant 3.00 feet northeasterly, as measured along said parallel line from the southwesterly line of said Lot 6;

THENCE North $54^{\circ} 13' 51''$ West, a distance of 133.16 feet to a point in the northwesterly line of said Lot 5 being distant thereon North $29^{\circ} 02' 38''$ East 9.00 feet from the most westerly corner thereof;

THENCE North $29^{\circ} 02' 38''$ East, along the northwesterly line of said Lots 5, 7, and 8, a distance of 190.92 feet to the most northerly corner of said Lot 8, also being the most southerly corner of said Lot 1;

THENCE North $60^{\circ} 53' 47''$ West, along the southwesterly line of said Lot 1, a distance of 132.40 feet to a line parallel with and 8.00 feet southeasterly, as measured at right angle from the northwesterly line of said Lot 1 and said Lots 30 through 36;

THENCE North $29^{\circ} 00' 00''$ East, along said parallel line, a distance of 380.01 feet;

THENCE North $61^{\circ} 00' 00''$ West, a distance of 8.00 feet to the northwesterly line of said Lot 30;

THENCE North $29^{\circ} 00' 00''$ East, along the northwesterly line of said Lots 26 through 30, a distance of 314.96 feet to the true point of beginning.

DEPARTMENT OF PUBLIC WORKS APPROVAL
by *George K. Rutledge*, 9/10/87, by *DRF*
Surveyor

OWNER - DEVELOPER

PRESS ENTERPRISE
3512 14TH STREET
RIVERSIDE, CA 92501
PHONE: (714) 684-1200

ASSESSOR'S PARCEL NO.5

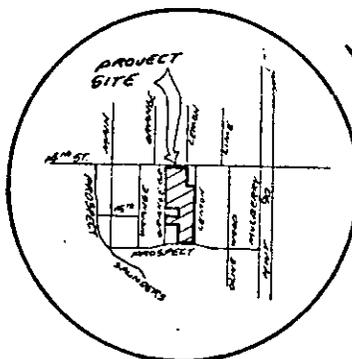
219-024-008, 010
219-034-001, 003, 004, 005, 006

NOTES

- UNLESS OTHERWISE SPECIFIED ALL EXISTING STRUCTURES ARE TO BE REMOVED.
- NO VARIANCES ARE BEING CREATED.
- WATER, SEWER & GAS EXISTING IN STREETS.

(A) DEEDED TO THE CITY OF RIVERSIDE PER INSTR. # 16064, 2-11-66.

(B) DEEDED TO THE CITY OF RIVERSIDE PER INSTRS. # 87388, 7-16-64; # 16065, 2-11-66; # 97080, 7-21-72 & # 97081, 7-21-72.



VICINITY MAP
NO SCALE

MAP NUMBER	<u>PMW-59-801</u>
RECEIVED	_____
PAID	_____
SUBDIVISION COMMITTEE	_____
CITY PLANNING COMMISSION	<u>3-19-81</u>
ROUTED TO	<u>PWD</u>

IN THE CITY OF RIVERSIDE

PARCEL MAP WAIVER

LOTS 14 THROUGH 35, INCL., OF THE SCOTIA PLACE - TWOGOODS
SUB. OF LOT 3, M.B. 4/14, & LOTS 1, 5, 6, 7, 8 & 9 OF THE
TWOGOODS ORANGE GROVE TRACT, REC. OF SAN BERNARDINO
CO. CA..

FEB. 1981

SCALE: 1" = 100'

L.S. 3018
J. F. DAVIDSON ASSOCIATES
3426 TENTH STREET, RIVERSIDE, CA 92501, PHONE: (714) 686-0844

W.O. 81-7197

