

146923

Recording requested by:

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

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APR 2 3 1990
Recorded in Official Records
of Riverside County, California
William E. Stoney
RECORDER
Fee \$

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PROJECT: PMW - R-48-889
Van Buren Blvd. @ California Ave.
PLANNING COMMISSION
of the
CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE

Property Owner(s): ATLANTIC RICHFIELD COMPANY, a Delaware corporation

Pursuant to Section 18.38.030 of the Riverside Municipal Code, the Planning Commission of the City of Riverside hereby declares that on March 23, 1989, 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 EXHIBIT "A" ATTACHED

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

MERLE G. GARDNER
PLANNING DIRECTOR

Dated: March 15, 1990

By 
KENNETH R. GUTIERREZ
PRINCIPAL PLANNER

LEGAL DESCRIPTION

The land referred to in this Parcel is situated in the City of Riverside, County of Riverside, State of California, and is described as follows:

That portion of Lot 41, in Block 11 of Village of Arlington, as shown by Map recorded in Book 1, Page 62 of Maps, Records of San Bernardino County, California, described as follows:

Commencing at the most Westerly corner of Lot 41;
 thence, Northeasterly on the Northwesterly line of said lot, 181.50 feet to the most Northerly corner of that certain parcel conveyed to John Cumarelas, et ux, by deed recorded May 29, 1947 in Book 838, Page 184, Official Records, for the POINT OF BEGINNING;
 thence, S 34°01' 45" E (Basis of Bearings being the centerline of Van Buren Boulevard as shown on a Map of Parcel Map 9663 recorded in Book 47, Pages 63 and 64 of Parcel Maps in the Office of the County Recorder of said County of Riverside) 124.00 feet, parallel with the Northeasterly line of said Lot;
 thence, N 55°59' 08" E 148.50 feet, more or less, and parallel with the Northwesterly line of said Lot to a point on the Northeasterly line of said Lot;
 thence, Northwesterly, 124.00 feet on said Northeasterly line to the most Northerly corner of said Lot;
 thence, Southwesterly, 148.50 feet on said Northwesterly line to the POINT OF BEGINNING;

EXCEPTING therefrom to the northeasterly 4.00 feet of said parcel being an easement to the City of Riverside recorded November 16, 1965, as instrument 129969, Original Records of County of Riverside;

TOGETHER with that portion of Lot 41, in Block 11 of the Village of Arlington, as shown by Map on file in Book 1, Page 62 of Maps, Records of San Bernardino County, California by metes and bounds:

Beginning at a point on the Northeasterly line of said lot, 124.00 feet Southeasterly from the most Northerly corner thereof;
 thence, Southwesterly and parallel with the Northwesterly line of said Lot 148.50 feet;
 thence, Southeasterly and parallel with the Northeasterly line of said lot, 62.00 feet;
 thence, Northeasterly and parallel with the Northwesterly line of said Lot, 148.50 feet to the Northeasterly line of said Lot;
 thence, Northwesterly on the Northeasterly line of said Lot, 62.00 feet to the POINT OF BEGINNING;

EXHIBIT A

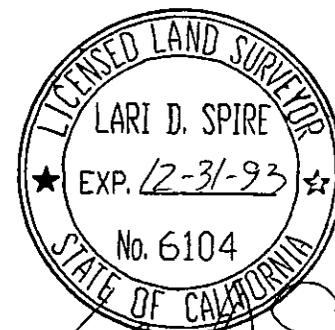
ALSO EXCEPTING therefrom that portion of Lot 41, in Block 11 of Village of Arlington, as shown by Map recorded in Book 1, Page 62 of Maps, Records of San Bernardino County, California, described as follows:

Commencing at the most Westerly corner of Lot 41;
 thence, Northeasterly on the Northwesterly line of said lot, 181.50 feet to the most Northerly corner of that certain parcel conveyed to John Cumareles, et ux, by deed recorded May 29, 1947 in Book 838, Page 184, Official Records;
 thence, continuing Northeasterly on the Northwesterly line of said lot N 55°59'08" E a distance of 7.41 feet to the POINT OF BEGINNING;
 thence, continuing along said line N 55°59'08" E a distance of 141.09 feet to the most Northerly corner of said lot;
 thence, along the most Northeasterly line of said lot S 34°01'45" E (Basis of Bearings being the centerline of Van Buren Boulevard as shown on a Map of Parcel Map 9663 recorded in Book 47, Pages 63 and 64 of Parcel Maps in the Office of the County Recorder of said County of Riverside) a distance of 186.00 feet to a point;
 thence, departing said line S 55°59'08" W a distance of 20.00;
 thence, N 34°01'45" W parallel to and 60.00 feet from the centerline of Van Buren Boulevard a distance of 158.42 feet to a point of non-tangency of a curve with a radius of 47.50 feet, the radius point which bears S 35°29'55" W;
 thence, along the arc of said curve to the left concave Southwesterly through a central angle of 41°43'08" a distance of 34.59 feet to a point of non-tangency and the end of said curve;
 thence, S 57°15'16" W a distance of 98.77 feet to the POINT OF BEGINNING.

DESCRIPTION APPROVAL 3/5/90
George P. Hutchinson by F
 SURVEYOR, CITY OF RIVERSIDE

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EXHIBIT A



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