

Recording requested by:

DOC # 2005-0972102
11/23/2005 08:00A Fee:16.00
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Recorded in Official Records
County of Riverside
Larry W. Ward
Assessor, County Clerk & Recorder

DOCUMENTARY TRANSFER TAX = \$0.00



When recorded mail to:
SURVEYOR, CITY OR RIVERSIDE
PUBLIC WORKS DEPARTMENT
City Hall, 3900 Main Street
Riverside, California 92522

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FOR RECORDER'S OFFICE USE ONLY

Fee OK per JB

CO-PO5-1265



Project:
APN: 218-181-007, 218-181-008
Address:4311 Oakwood Place

CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE

Property Owner(s): **CECILIA DOMINGUEZ, an unmarried woman.**

Pursuant to Section 66499.35(a) of the Government Code of the State of California, and Section 18.39 of the Riverside Municipal Code, the 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, complies with the applicable divisions of the California Subdivision Map Act and Title 18 of the Riverside Municipal Code and is hereby issued this Certificate of Compliance.

THIS CERTIFICATE RELATES ONLY TO ISSUES OF COMPLIANCE OR NONCOMPLIANCE WITH THE SUBDIVISION MAP ACT AND LOCAL ORDINANCES ENACTED PURSUANT THERETO INCLUDING TITLE 18 OF THE RIVERSIDE MUNICIPAL CODE . THE PARCEL DESCRIBED HEREIN MAY BE SOLD, LEASED, OR FINANCED WITHOUT FURTHER COMPLIANCE WITH THE SUBDIVISION MAP ACT OR ANY LOCAL ORDINANCE ENACTED PURSUANT THERETO.

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. DEVELOPMENT OF THE PARCEL MAY REQUIRE ISSUANCE OF A PERMIT OR PERMITS, OR OTHER GRANT OR GRANTS OF APPROVAL.

ZONING ADMINISTRATOR
CITY OF RIVERSIDE

KEN GUTIERREZ
PLANNING DIRECTOR

By Jeff A. Belian 11-15-05
PRINCIPAL PLANNER DATE

GENERAL ACKNOWLEDGEMENT

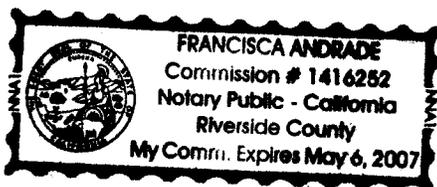
State of California }
County of Riverside } ss

On Nov. 15, 2005, before me Francisca Andrade
(date) (name)

A Notary Public in and for said State, personally appeared

Jeffrey A. Belian
Name(s) of Signer(s)

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.



WITNESS my hand and official seal.

Francisca Andrade
Signature

OPTIONAL SECTION

CAPACITY CLAIMED BY SIGNER

- Attorney-in-fact
- Corporate Officer(s)
Title _____
Title _____
- Guardian/Conservator
- Individual(s)
- Trustee(s)
- Other

- Partner(s)
 - General
 - Limited

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



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EXHIBIT A

PARCEL 1

Those certain parcels of land located in the City of Riverside, County of Riverside, State of California and described as a separate parcels in a document recorded September 30, 2005, as Instrument Number 0811998, and is described in said documents as follows:

Lot 28 of Palmwood Subdivision, as shown by Map on file in Book 16, Page 82 of Maps, Records of Riverside County, California;

TOGETHER with that portion of Lot 223 of the Lands of the Southern California Colony Association, as shown by Map on file in Book 7, Page 3 of Maps, Records of San Bernardino County, California, described as follows:

BEGINNING at the most Northerly corner of Lot 28 of Palmwood Subdivision, as shown by Map on file in Book 16, Page 82 of Maps, Records of Riverside County, California;

THENCE Northeasterly on the prolongation of the Northwesterly line of said Lot 28, 53.375 feet;

THENCE Southeasterly parallel with the Northeasterly line of said Palmwood Subdivision, 78.1 feet;

THENCE Southwesterly on the prolongation of the Southeasterly line of said Lot 28, 53.375 feet to the most Easterly corner of said Lot 28;

THENCE Northwesterly on the Northeasterly line of said Lot 28, 78.1 feet to the POINT OF BEGINNING.

The City of Riverside makes no warranty as to discrepancies, defects, or conflicts in boundary lines, shortage in area, encroachments, adverse claims, or any other facts that a correct survey and/or research of public records would disclose.

DESCRIPTION APPROVAL

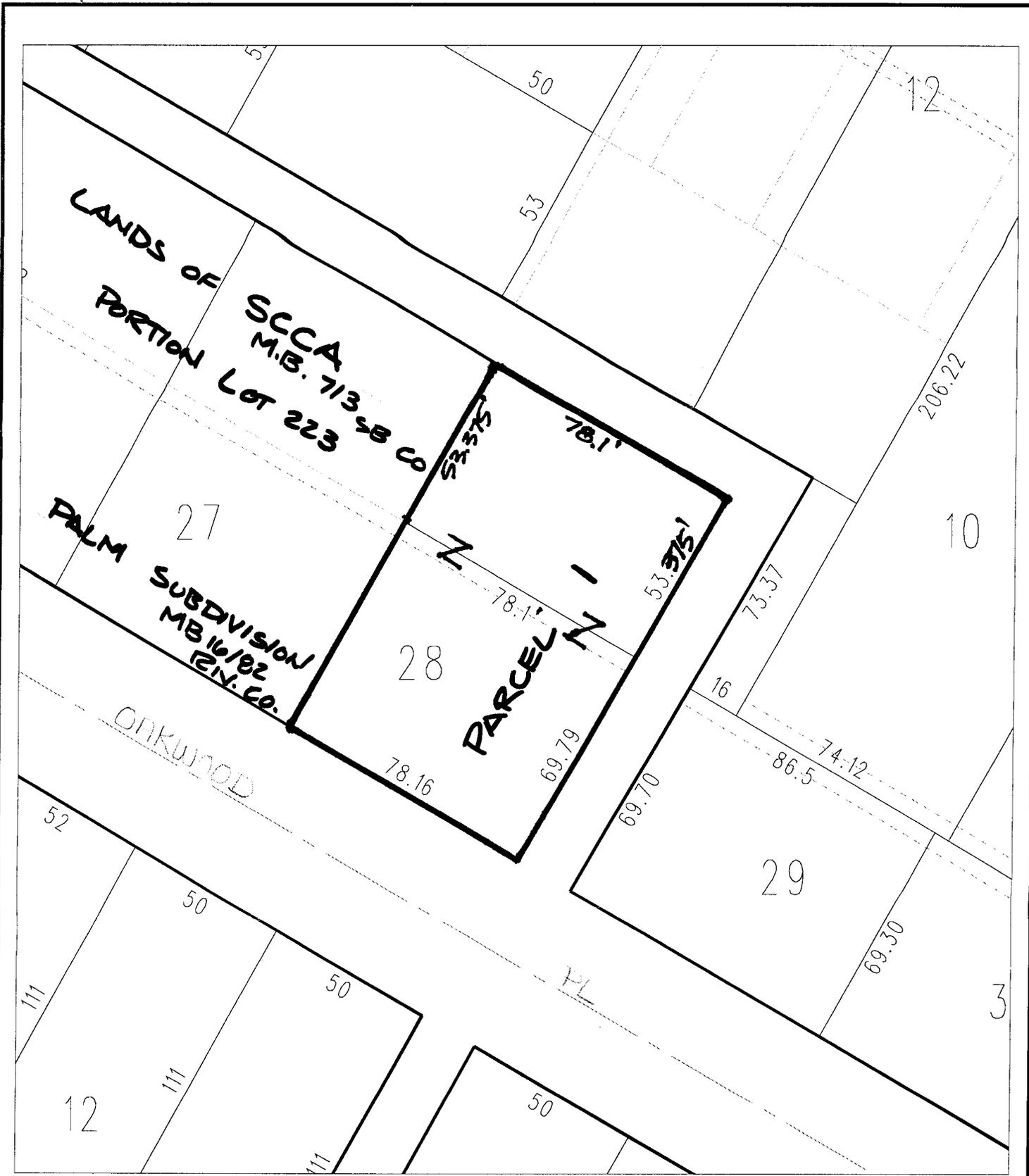


MARK S. BROWN
CITY SURVEYOR

DATE



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◆ 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" = 40'

Drawn by: scurtis

Date: 10/20/05

Subject: 4311 Oakwood Place

38-6

CD-POS-1765