

Recording requested by:

DOC # 2009-0369905
07/17/2009 08:00A Fee:21.00
Page 1 of 5
Recorded in Official Records
County of Riverside
Larry W Ward
Assessor, County Clerk & Recorder

DOCUMENTARY TRANSFER TAX = \$0.00
NO CONSIDERATION

And when recorded, mail to:

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



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Project: P09-0038
APN: 247-150-011
Address: NONE

LL-P09-0038
PARCELS 1 & 2

22



CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE
FOR PARCEL MERGER

Property Owner: **Citrus Business Park, LLC, a California limited liability company**

Pursuant to Section 66412 of the Government Code of the State of California and Section 18.37 of the Riverside Municipal Code, a Certificate of Compliance for Parcel Merger is hereby issued creating the **TWO (2)** parcels of 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, and which parcels 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.

ZONING ADMINISTRATOR
CITY OF RIVERSIDE

KEN GUTIERREZ
PLANNING DIRECTOR

By: *[Signature]*
DIRK A. JENKINS
PRINCIPAL PLANNER

2/24/09
DATE

State of California

County of Riverside } ss

On Feb 24, 2009, before me, Francisca Andrade, notary public,

personally appeared Dirk A. Jenkins who 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.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Francisca Andrade

Notary Signature



2009-0369905
07/17/2009 08 08A
2 of 5

EXHIBIT "A"

PARCEL 1

Lots 1 through 14 inclusive, Block 33, **together with** Lots 1 through 10, Block 34 of Map of East Riverside, on file in Book 7 of Maps at page 33 thereof, Records of San Bernardino County, California, **together with** those portions of Spring Street (66.00 feet wide), Highland Avenue (66.00 feet wide) and Summit Street (66.00 feet wide), all vacated, lying in Section 7, Township 2 South, Range 4 West, San Bernardino Meridian, described as follows:

BEGINNING at the intersection of the centerline of said Summit Street with the southeasterly right of way line of the Atchison, Topeka and Santa Fe Railroad (formerly Riverside, Santa Ana and Los Angeles Railroad, 100.00 feet wide) as shown on said map;

Thence North 89°57'13" East along said centerline of Summit Street, a distance of 914.94 feet to a point of intersection with the southerly prolongation of the easterly line of said Lot 14, Block 33 of said map, said point also being on the westerly line of the Riverside County Transportation Commission Right of Way (formerly Atchison Topeka and Santa Fe Railroad);

Thence North 01°47'20" East along said southerly prolongation and along the easterly lines of said Lots 14 and 1, Block 33, and along the northerly prolongation of said easterly line of Lot 1, and along said westerly line of the Riverside County Transportation Commission Right of Way a distance of 366.89 feet to a point of intersection with the centerline of said Spring Street;

Thence South 89°57'03" West along said centerline, a distance of 669.70 feet to a point of intersection with the northeasterly prolongation of the northwesterly line of said Lot 4, Block 34 of said map, said point also being on said southeasterly right of way of the Atchison, Topeka and Santa Fe Railroad (formerly Riverside, Santa Ana and Los Angeles Railroad);

Thence South 34°58'16" West along said northeasterly prolongation a distance of 35.04 feet;

Thence South 34°58'50" West along said northeasterly prolongation and along the northwesterly lines of said Lots 4, 5 and 6, Block 34, and along the southwesterly prolongation of said northwesterly line of Lot 5, and along said southeasterly right of way line a distance of 412.72 feet to the **POINT OF BEGINNING**.

Containing 6.67 acres, more or less.

PARCEL 2

Lots 1 through 18 inclusive, Block 35, **together with** Lots 1 through 14, Block 36 of Map of East Riverside, on file in Book 7 of Maps at page 33 thereof, Records of San Bernardino County, California, **together with** those portions of Valley Street (66.00 feet wide), Highland Avenue (66.00 feet wide) and Summit Street (66.00 feet wide), all vacated, lying in Section 7, Township 2 South, Range 4 West, San Bernardino Meridian, described as follows:



BEGINNING at the intersection of the centerline of said Summit Street with the southeasterly right of way line of the Atchison, Topeka and Santa Fe Railroad (formerly Riverside, Santa Ana and Los Angeles Railroad, 100.00 feet wide) as shown on said map;

Thence North 89°57'13" East along said centerline, a distance of 914.94 feet to a point of intersection with the northerly prolongation of the easterly line of said Lot 1, Block 36 of said map, said point also being on the westerly line of the Riverside County Transportation Commission Right of Way (formerly Atchison Topeka and Santa Fe Railroad);

Thence South 01°47'20" West along said northerly prolongation and along the easterly line of said Lots 1 and 14, Block 36 and along the southerly prolongation of said Lot 14 and along said westerly line, a distance of 366.89 feet to a point of intersection with the centerline of said Valley Street;

Thence South 89°57'20" West along said centerline, a distance of 1160.19 feet to a point on said southeasterly right of way line of the Atchison Topeka and Santa Fe Railroad, said point also being a point of intersection with the southwesterly prolongation of the northwesterly line of said Lot 9, Block 35 of said map;

Thence North 34°58'50" East along said right of way line and along said southwesterly prolongation and along the northwesterly line of said Lots 9 and 8, Block 35, and along the northeasterly prolongation of said northwesterly line of Lot 8, and along said southeasterly right of way line, a distance of 447.76 feet to the **POINT OF BEGINNING**.

Containing 8.73 acres, more or less.

SEE PLAT ATTACHED HERETO AS EXHIBIT "B" AND MADE A PART HEREOF.

PREPARED UNDER MY SUPERVISION

Matthew E. Webb 2/11/09
Matthew E. Webb, L.S. 5529 Date



Prepared by: AB
Checked by: SM

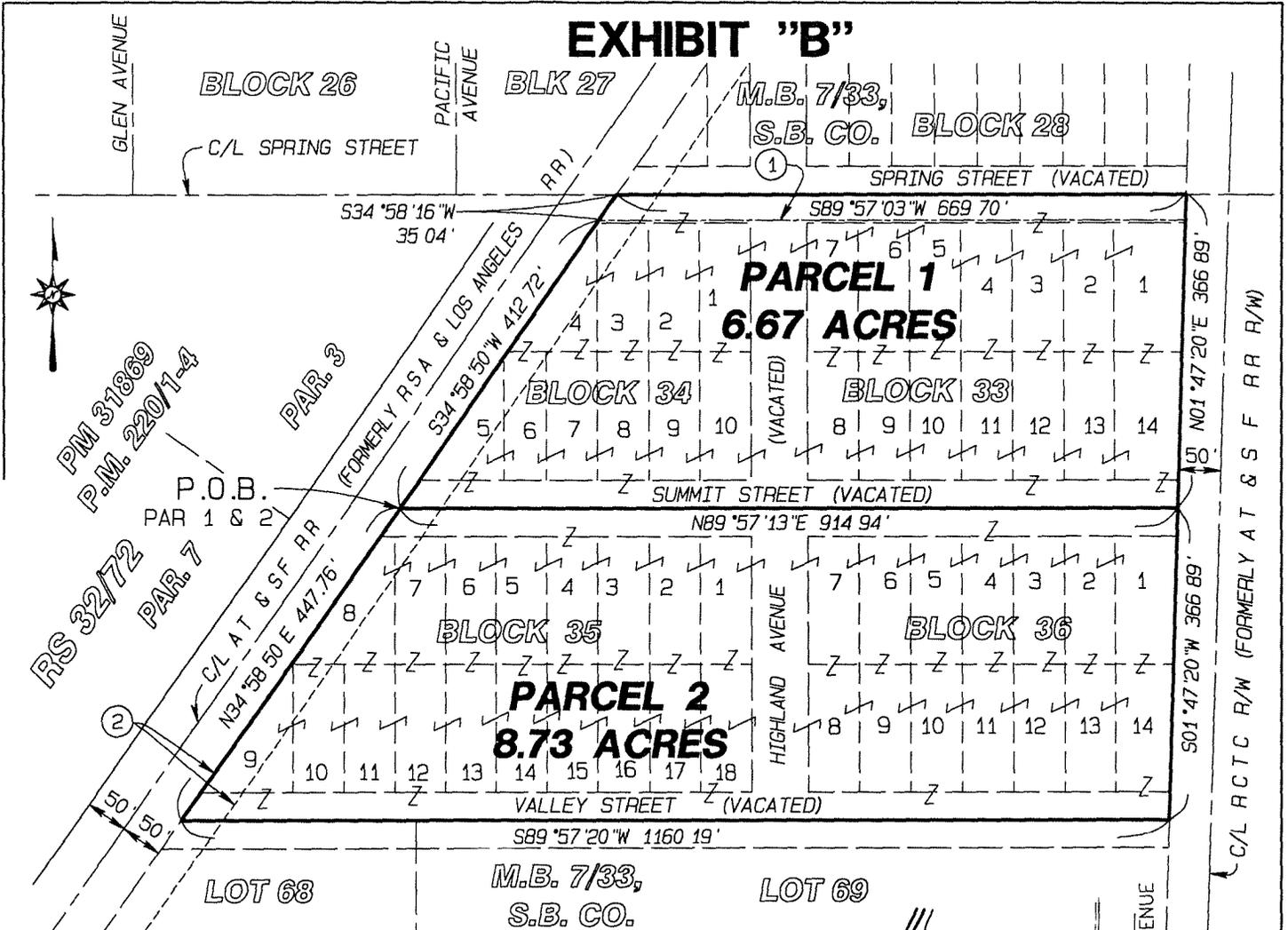
DESCRIPTION APPROVAL

BY: [Signature] 2/19/09
DATE

FOR MARK S BROWN
CITY SURVEYOR

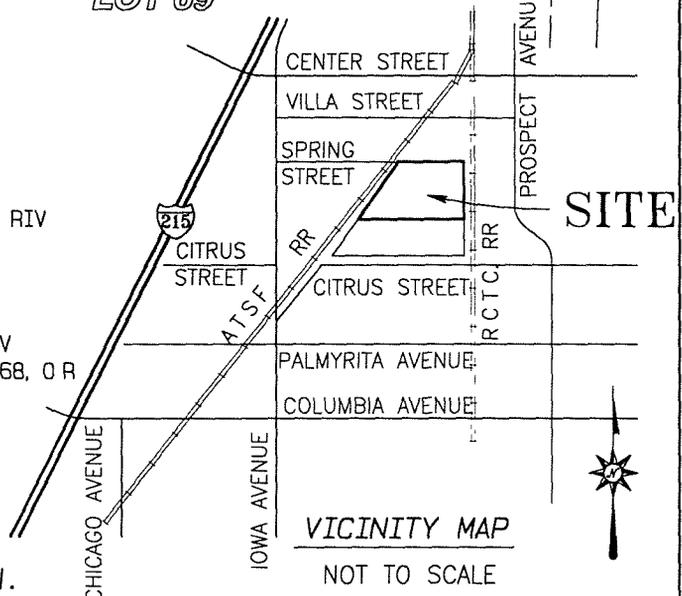
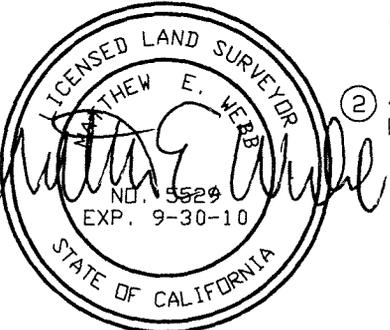


EXHIBIT "B"



OWNER:
 CITRUS BUSINESS PARK, LLC,
 A CALIF. LIMITED LIABILITY CO.,
 APN 247-150-011

- ① C/L 4' UTIL. ESMT TO CITY OF RIV
 SUCCESSOR IN INTEREST TO SO
 CAL EDISON REC 12/16/1965
 INST NO 140890, O R
- ② 40' WATER ESMT TO CITY OF RIV
 REC 3/11/08 INST NO 08-119068, O R



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 07/17/2009 08:08:08
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ALBERT A.
WEBB
 ASSOCIATES

CITY OF RIVERSIDE, CALIFORNIA

File G:\2007\07-0424\DWG&PRO'S\DESIGN\070424_PARCEL MERGER pro

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT ALL PRIMARY CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION

SHEET 1 OF 1
 W D 07-0424

SCALE 1" = 200' DRWN BY *AS* DATE 2/10/09 SUBJECT PARCEL MERGER NO. P09-0038
 CHKD BY *AS* DATE 2/10/09

LL-P09-0038