

000178

Recording requested by:

And when recorded, mail to:

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

RECEIVED FOR RECORD
AT 8:00 O'CLOCK

JAN 3 1994

Recorded in Official Records
of Riverside County, California

W. J. [Signature] Recorder 14
Fees \$

FOR RECORDER'S OFFICE USE ONLY

Project: **CU-030-923**
Administrative P.M.W.

PLANNING COMMISSION
of the
CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE

Property Owner(s): **RALPH H. CHRISTIANSEN and PAMELA D. CHRISTIANSEN**, husband and wife, as joint tenants

Pursuant to Section 18.38.030 of the Riverside Municipal Code, the Planning Commission of the City of Riverside, California, hereby declares that on **May 6, 1993**, a waiver of parcel map for lot line adjustments was granted to the above-referenced property owner(s) to create the parcels of real property as described in Exhibit "A" attached hereto and incorporated herein by this reference, located in the City of Riverside, County of Riverside, State of California, which parcels as described in said Exhibit "A" thereby created 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.

PLANNING COMMISSION OF THE CITY OF RIVERSIDE

STEPHEN J. WHYLD
PLANNING DIRECTOR

Dated: December 27, 1993

By J. Craig Aaron
J. CRAIG AARON
PRINCIPAL PLANNER

GENERAL ACKNOWLEDGEMENT

State of California }
County of Riverside } ss

On Dec. 27, 1993, before me Margaret I. Archambault
(date) (name)

a Notary Public in and for said State, personally appeared

J. Craig Aaron

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/hers/their authorized capacity(ies), and that by his/hers/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.

Margaret I. Archambault
Signature

OPTIONAL SECTION

CAPACITY CLAIMED BY SIGNER

- () Attorney-in-fact
- () Corporate Officer(s)

Title _____

Title _____

- () Guardian/Conservator
- (XX) Individual(s)
- () Trustee(s)
- () Other

- () Partner(s)
- () General
- () Limited

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

cu030923.pmw

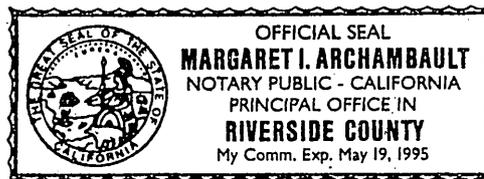


EXHIBIT "A"Parcel 1

Those portions of Lots 12, 13, 16, 17, and 18 in Block 7 of Orange Acres No. 2 as shown by map on file in Book 14 of Maps, at Page 2 thereof, Records of Riverside County, California, described as followings:

BEGINNING at the most westerly corner of said Lot 12;

THENCE North $49^{\circ} 34'$ East along the northwesterly line of said Lots 12, 13, and 18, a distance of 438.90 feet to a point in a line parallel with and distant southwesterly 4.00 feet, measured at right angles, from the southwesterly line of Mary Street, as shown on said map;

THENCE South $33^{\circ} 51'$ East along said parallel line, a distance of 30.20 feet to a point in a line parallel with and distant southeasterly 30.00 feet, measured at right angles, from the northwesterly line of said Lot 18;

THENCE South $49^{\circ} 34'$ West along said last mentioned parallel line, a distance of 148.98 feet to a point therein;

THENCE South $33^{\circ} 51'$ East, a distance of 69.93 feet to a point in the southeasterly line of said Lot 18;

THENCE North $56^{\circ} 09'$ East along said southeasterly line, a distance of 148.00 feet to a point in said line, parallel with the southwesterly line of Mary Street;

THENCE South $33^{\circ} 51'$ East along said parallel line, a distance of 75.00 feet to a point in the northwesterly line of said Lot 16;

THENCE South $56^{\circ} 09'$ West along said northwesterly line, a distance of 148.00 feet to a point therein;

THENCE South $33^{\circ} 51'$ East, a distance of 75.00 feet to a point in the southeasterly line of said Lot 16;

THENCE South $56^{\circ} 09'$ West along said southeasterly line, a distance of 138.00 feet to a point in the northeasterly line of said Lot 13;

THENCE South $33^{\circ} 51'$ East along said northeasterly line, a distance of 2.00 feet;

THENCE South $56^{\circ} 09'$ West, a distance of 150.00 feet to a point in the southwesterly line of said Lot 12;

THENCE North $33^{\circ} 51'$ West along said southwesterly line, a distance of 218.86 feet to the point of beginning;

Parcel 2

That portion of Lot 13 in Block 7 of Orange Acres No. 2 as shown by map on file in Book 14 of Maps, at Page 2 thereof, records of Riverside County, California, described as follows:

BEGINNING at the most northerly corner of that certain parcel of land conveyed to the City of Riverside by deed recorded February 7, 1987, as Instrument No. 43676, Official Records of Riverside County, California, said most northerly corner being in a line parallel with and distant 33.00 feet northwesterly, as measured at right angles, to the centerline of Coolidge Avenue as shown on said map;

THENCE North 33° 51' West along the northeasterly line of said Lot 13, a distance of 140.00 feet to a point therein;

THENCE South 56° 09' West parallel to the southeasterly line of said Lot 13, a distance of 75.00 feet to a point in the southwesterly line of said Lot 13;

THENCE South 33° 51' East along the southwesterly line of said Lot 13, a distance of 140.00 feet to a point in the northwesterly line of the parcel of land conveyed to the City of Riverside as aforesaid;

THENCE North 56° 09' East along said northwesterly line and said parallel line, a distance of 75.00 feet to said point of beginning.

PREPARED UNDER MY SUPERVISION:

Matthew E. Webb

Matthew E. Webb, L.S. 5529

11/15/93
Date

Prepared by: *[Signature]*
Checked by: MEW



DESCRIPTION APPROVAL 11/19/93
Walter R. Ince by —
SURVEYOR, CITY OF RIVERSIDE