

59360

When recorded mail to:

City Clerk's Office
City of Riverside
City Hall, 3900 Main Street
Riverside, California 92522

FREE RECORDING

This instrument is for the benefit of the City of Riverside and is entitled to be recorded without fee. (Government Code 6103)

RECEIVED FOR RECORD
Min. Past 3 o'clock PM

MAR 22 1985

Recorded in Official Records
of Riverside County, California

William E. Stoney
RECORDER
Fees \$

FOR RECORDER'S OFFICE USE ONLY

Project: 9831-41 & 9861-71 Cypress Ave.
Building Permit

GRANT DEED

11138

C. RICHARD LEWIS and KATHRYN M. LEWIS, husband and wife as joint tenants, Grantors, FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do hereby grant to the CITY OF RIVERSIDE, a Municipal Corporation, the real property in the City of Riverside, County of Riverside, State of California, described as follows..

All that portion of Lot 312 of Camp Anza Subdivision No. 1, as shown by map on file in Book 22, Page 81 or Maps, Records of said Riverside County, more particularly described as follows.

BEGINNING at the northwesterly corner of said Lot;

THENCE South 89° 29' 30" East, along the north line of said Lot a distance of 8.00 feet to a line which is parallel with and distant 8.00 feet east as measured at right angle from the West line of said lot,

THENCE South 0° 28' 30" West, along said parallel line 78.35 feet to the beginning of a non-tangent curve with a radius of 39.50 feet and concaving northeasterly; the radial line or said curve at said beginning bears South 53° 21' 51" West,

THENCE Southeasterly along said curve an arc length of 16.35 feet, thru a central angle of 23° 42' 54" to a line which is parallel with and distant 11.00 feet North as measured at right angle from the South line of said lot,.

THENCE South 89° 29' 30" East, along said parallel line 125.04 feet to the beginning of a non-tangent curve with a radius of 39.50 feet and concaving northwesterly; the radial line of said curve at said beginning bears South 28° 37' 56" East;

THENCE Northeasterly along said curve an arc length of 13.20 feet, thru a central angle of 19° 08' 53" to a cusp of a nontangent curve with a radius of 20.00 feet and concaving northwesterly; the radial line of said 20 foot radius a said cusp bears South 87° 15' 07" East;

THENCE Southwesterly to the right along said curve having a radius of 20.00 feet an arc length of 30.63 feet, thru a central angle of 87° 45' 37" to said south line of Lot 312;

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THENCE North 89° 29' 30" West, along said south line 115.56 feet to the beginning of a tangent curve with a radius of 20.00 feet and concaving northeasterly;

THENCE Northwesterly to the right along said curve an arc length of 31.40 feet, thru a central angle of 89° 58' 00" to said west line of Lot 312;

THENCE North 0° 28' 30" East, along said west line 80.01 feet to the point of beginning.

Area - 0.054 of an acre.

Dated 1st March

C. Richard Lewis
C. RICHARD LEWIS

Kathryn M. Lewis
KATHRYN M. LEWIS

DESCRIPTION APPROVAL
George Hutchinson 2/2/85
SURVEYOR

APPROVED AS TO FORM

Carolyn Cop 3-14-85
SENIOR DEPUTY CITY ATTORNEY

CONSENT TO RECORDATION

THIS IS TO CERTIFY that the interest in real property conveyed by the within instrument to the City of Riverside, California, a Municipal Corporation, is hereby accepted by the undersigned officer on behalf of the City Council of said City pursuant to authority conferred by Resolution No. 14883 of said City Council adopted January 25, 1983, and the grantee consents to recordation thereof by its duly authorized officer.

Dated 3/22/85

Michelle McGeorge
Property Services Manager
Title

3M/Cp - 1927M/m

STATE OF CALIFORNIA

COUNTY OF San Bernardino } ss.

On this 1st day of March, in the year 1985, before me, the undersigned, a Notary Public in and for said State, personally appeared C. Richard Lewis

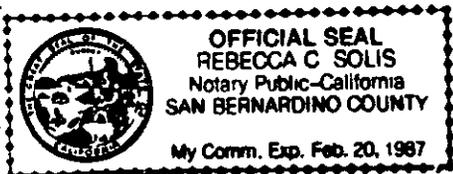
_____, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name _____ subscribed to the within instrument, and acknowledged to me that he executed it.

WITNESS my hand and official seal.

Rebecca C. Solis

Notary Public in and for said State.

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ACKNOWLEDGMENT—General—Wolcotts Form 233CA—Rev. 5-82 © 1982 WOLCOTTS, INC. (price class B-2)

STATE OF CALIFORNIA

COUNTY OF San Bernardino }

On this 7th day of March, in the year 1985, before me, the undersigned, a Notary Public in and for said State, personally appeared Kathryn M. Lewis

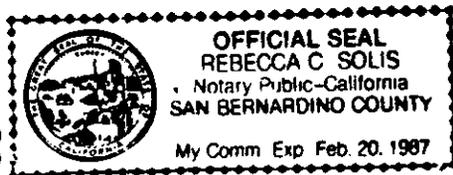
_____, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name _____ subscribed to the within instrument, and acknowledged to me that she executed it.

WITNESS my hand and official seal.

Rebecca C. Solis

Notary Public in and for said State.

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AVENUE

CURB FACE
SIDEWALK



SIDEWALK
CURB FACE

STREET

(FAMILY PEAY ST.)

50°28'30"W

CREST

18' 63'
33'
25'

80.07'
78.95'

S53°21'51"W(R)

CAMP ANZA SUB. NO. 1
M.B. 22/81
LOT 312

S89°29'30"E
147.61'

65' 16'
33'

CHAPEL

N 0°30'30"E

125.04'

115.56'

CYPRESS

AVENUE

S89°29'30"E

CURVE		DATA	
No	R	Δ	L
1	39.50'	23°42'54"	16.35'
2	39.50'	19°08'53"	13.20'
3	20.00'	87°45'37"	30.63'
4	20.00'	89°58'00"	31.40'
5	20.00'	2°14'23"	0.78'

• 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

6/10-1

SCALE 1" = 30'

DRAWN BY KGB DATE 2/25/85

SUBJECT 2831-41 & 9861-71 CYPRESS AVE.