

96546

When recorded mail, to:

City Clerk's Office
City of Riverside
3711 Orange St.
Riverside, Calif. 92501
Tract No. 6070-1

DOCUMENTARY TRANSFER TAX
\$ None
Signature
CITY OF RIVERSIDE

RECEIVED FOR RECORD
AUG 8 1975
45 Min. Past 3 o'clock P.M.
At Request of
CITY CLERK
Book 1975, Page 305-16
Recorded in Official Records
of Riverside County, California
W.H. Balogh Recorder
FEES \$
INDEXED

FOR RECORDER'S OFFICE USE ONLY

QUITCLAIM DEED

APPROVED AS TO FORM
Barbara Jones 8455

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
McKEON CONSTRUCTION, a California Corporation

does hereby remise, release, and forever quitclaim to the CITY OF
RIVERSIDE the real property in the City of Riverside, County of Riverside,
State of California, described as follows:

That portion of the Highway conveyed to the City of Riverside by
Deed recorded July 7, 1893 in Book 3 Page 115 of Deeds, Riverside
County Records, through Block 37, as shown on Map of the Riverside
Land & Irrigating Company Subdivision on file in Book 1 Page 70
of Maps, San Bernardino County Records, more particularly described
as follows:

Commencing at the most Northerly corner of Lot 6 in said Block 37,
said point being the most Northerly corner of Parcel 2 conveyed to
McKeon Construction, a California corporation, by Deed recorded
November 22, 1971 as Instrument No. 133605, Official Records,
Riverside County Records; thence South 45° 43' 15" East a distance
of 205.51 feet; thence South 24° 55' 35" East, a distance of 251.09
feet; thence South 86° 14' 40" East, a distance of 339.88 feet;
thence South 38° 19' 15" East, a distance of 92.57 feet to the most
Northerly corner of Parcel 1 conveyed to McKeon Construction by
said Deed; (the last four courses and distances follow the North-
easterly boundary line of Parcel 2 conveyed to McKeon Construction
as aforesaid); thence South 47° 46' 15" East along the Northeasterly
line of Parcel 1 conveyed to McKeon Construction as aforesaid, and
the Southeasterly prolongation thereof, a distance of 390.27 feet
for the true point of beginning, said point being in a curve concave
to the Southeast having a radius of 195.00 feet, the radial line to
said point bears North 41° 15' 37" West; thence Southwesterly along
said curve to the left, through a central angle of 19° 42' 03", an
arc distance of 67.05 feet to the end thereof; thence South 29° 02'
20" West, a distance of 167.27 feet to the beginning of a tangent
curve concave to the Northwest having a radius of 255.00 feet;
thence Southwesterly along said curve to the right, through a
central angle of 26° 53' 10", an arc distance of 119.66 feet to the
end thereof; thence South 55° 55' 30" West, a distance of 676.92
feet to the beginning of a tangent curve concave to the Northwest,
having a radius of 315.00 feet; thence Southwesterly along said
curve to the right, through a central angle of 33° 55' 00", an arc
distance of 186.47 feet to the end thereof; thence South 89° 50' 30"
West a distance of 265.43 feet to an intersection with the South-
easterly prolongation of the centerline of Polk Street, as shown by
Map on file in Book 5 Page 176 of Maps, Riverside County Records;
(the last six courses and distances follow along a line that is
parallel with and distant 45.00 feet Northwesterly, measured at
right angles from the physical centerline of the Riverside Water
Company Canal; thence South 34° 26' 15" East along the Southeasterly

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prolongation of said centerline of Polk Street, a distance of 54.46 feet to a point in said physical centerline of the Riverside Water Company Canal; thence North 89° 50' 30" East a distance of 234.76 feet to the beginning of a tangent curve concave to the Northwest having a radius of 360.00 feet; thence Northeasterly along said curve to the left, through a central angle of 33° 55' 00", an arc distance of 213.11 feet to the end thereof; thence North 55° 55' 30" East a distance of 676.92 feet to the beginning of a tangent curve concave to the Northwest, having a radius of 300.00 feet; thence Northeasterly along said curve to the left, through a central angle of 26° 53' 10", an arc distance of 140.78 feet to the end thereof; thence North 29° 02' 20" East, a distance of 167.27 feet to the beginning of a tangent curve concave to the Southeast having a radius of 150.00 feet; thence Northeasterly along said curve to the right, through a central angle of 19° 42' 03", an arc distance of 51.58 feet to a point therein, the radial bearing at said point bears North 41° 15' 37" West; (the last six courses and distances follow along the physical centerline of the Riverside Water Company Canal;) thence North 41° 15' 37" West, a distance of 45.00 feet to the true point of beginning.

DESCRIPTION APPROVAL
by [Signature] 7/27/75 by
for Surveyor

DATED July 28, 1975 1975.

McKEON CONSTRUCTION, a California Corporation.

BY: [Signature]
Vice Pres.

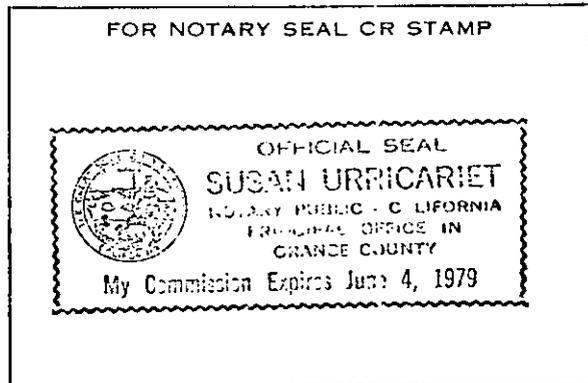
BY: _____

STATE OF CALIFORNIA
COUNTY OF Orange } SS.

On July 28, 1975 before me,
the undersigned, a Notary Public in and for said County and State,
personally appeared Frank R. [Signature]
known to me to be the Vice President, and

_____ known to me to be
_____ Secretary of the corporation that executed the
within Instrument, known to me to be the persons who executed the
within Instrument on behalf of the corporation therein named, and
acknowledged to me that such corporation executed the within
Instrument pursuant to its by-laws or a resolution of its board of
directors.

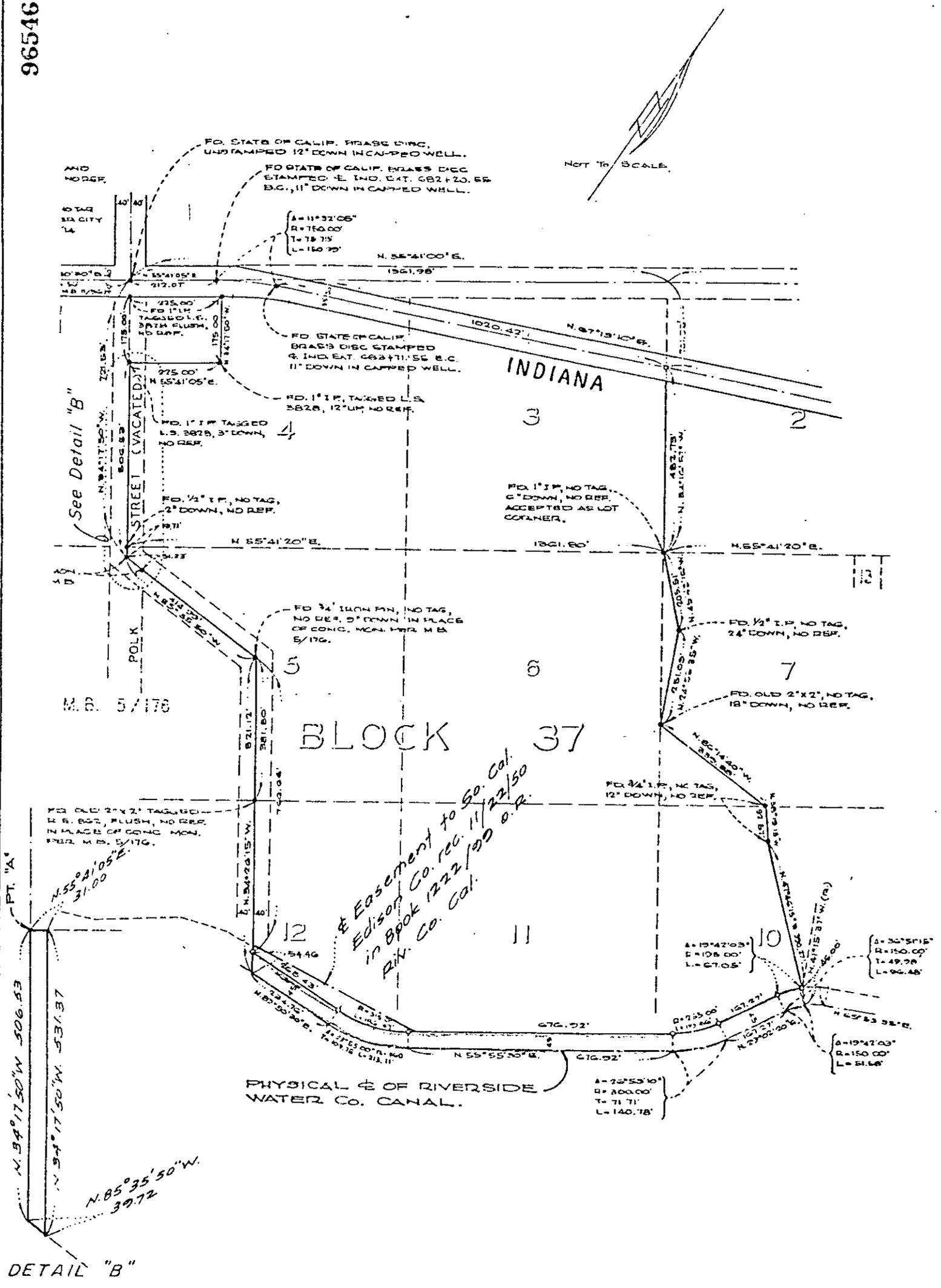
Signature Susan Urricariet



8405

Notary Public (Notary Seal) Ack. Commission Expires (Notary Seal) Staple 96546

96546



• 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

75-98

SCALE: N.T.S.

DRAWN BY *del* DATE 6/18/75

SUBJECT TRACT NO. 6070-1

8455

99792
No Fee - 6103 Government Code

City Clerk's Office
City of Riverside
City Hall
Riverside, California 92501
Eastside NDP#2, Langston Place

DOCUMENTARY TRANSFER TAX
\$ / None
Signature _____
CITY OF RIVERSIDE

99792

RECEIVED FOR RECORD
AUG 15 1975
4/11 Min. Past 2:00 P.M.
CITY CLERK
Book 1975, Page 99792
Recorded in Official Records
of Riverside County, California
W.H. DeLoach Recorder
FEE \$
INDEXED

FOR RECORDER'S OFFICE USE ONLY

CITY DEED NO. _____

TREE PLANTING EASEMENT

8456

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
ESTHER C. MARTINEZ, a married woman, who acquired title as
ESTHER C. RAMIREZ,

as Grantor, grant(s) to the CITY OF RIVERSIDE, a municipal corporation
of the State of California, as Grantee, its successors and assigns, a
perpetual easement for street tree planting and maintenance purposes,
together with all necessary appurtenances in, under, upon, over and along
that certain real property situated in the County of Riverside, State of
California, described as follows:

The Westerly 5.00 feet of the Easterly 10.00 feet of
Lot 2 of JOHNSON'S SUBDIVISION, as shown by map on
file in Book 6 of Maps, at page 57 thereof, records of
Riverside County, California.

DESCRIPTION APPROVAL
by George P. Hutchinson, S. 8/15 by [Signature]
Surveyor

TOGETHER WITH the right to enter upon and to pass and repass over
and along said real property, and to deposit tools, implements and other

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material thereon by Grantee, its officers, agents and employees and by persons under contract with said Grantee and their officers, agents and employees, whenever and wherever necessary for the purpose of maintaining, inspecting, replacing, relocating, renewing and removing said _____ trees

Provided, however, that the Grantor reserves the right to use and enjoy the land over which said easement and right-of-way is granted, for any purpose and in any manner which does not interfere with or impair the right of the Grantee to use said easement and right-of-way.

Dated Aug. 7, 1975

ESTHER C. MARTINEZ, a married woman, who acquired title as ESTHER C. RAMIREZ

Esther C. Martinez

WITNESS: Thomas C. Morrow
Thomas C. Morrow

CONSENT TO RECORDATION

THIS IS TO CERTIFY that the interest in real property conveyed by the Deed or Grant dated August 7, 1975 from Esther C. Martinez, a married woman, who acquired title as Esther C. Ramirez for The W. 5' of E. 10' of Lot 2 Johnson's Subdivision, Bk. 6, P. 57, Riv.

to the City of Riverside, a Municipal Corporation, is hereby accepted for and on behalf of said City pursuant to Resolution of the City Council thereof recorded on 12-29-66 by Instr. No. 123460, Riverside County Records, and the Grantee hereby consents to recordation of this instrument through the undersigned.

Dated August 15, 1975

[Signature]
Property Services Manager

APPROVED AS TO FORM

STATE OF CALIFORNIA, }
COUNTY OF Riverside } SS.

On August 7, 1975 before me, the undersigned, a Notary Public in and for said County and State, personally appeared Thomas C. Morrow known to me to be the person whose name is subscribed to the within instrument, as a witness thereto, who being by me duly sworn, deposed and said: That he resides at 3515 Polk, Riv. Ca. and that he was present and saw Esther C. Martinez

personally known to him to be the same person described in, and whose name is subscribed to the within annexed instrument, execute the same; and that affiant subscribed his name thereto as a witness.

Signature Teresa LaRocca
Riverside Calif

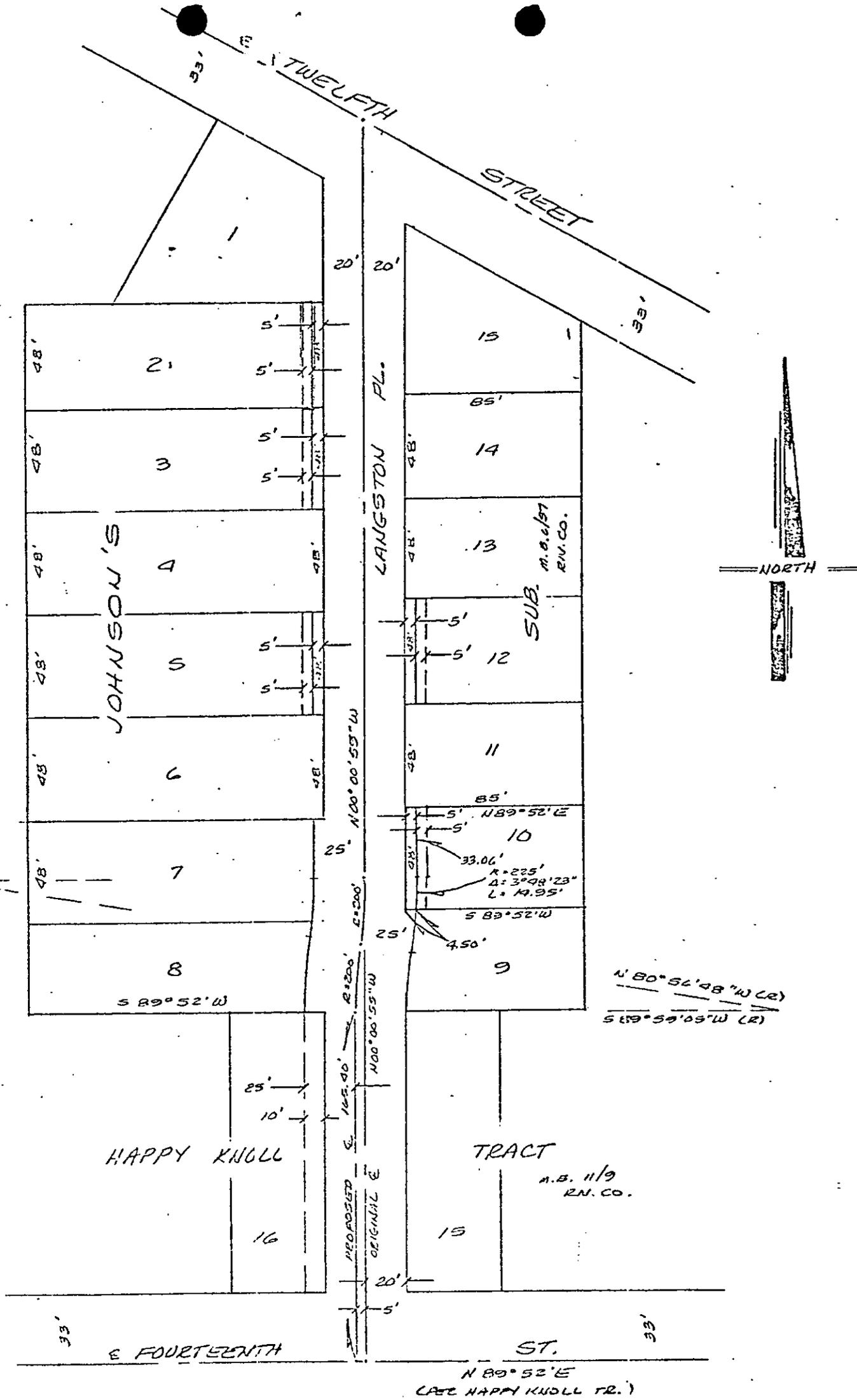


FOR NOTARY SEAL OR STAMP

OFFICIAL SEAL
TERESA L. LA ROCCA
NOTARY PUBLIC-CALIFORNIA
PRINCIPAL OFFICE IN
RIVERSIDE COUNTY
My Commission Expires Sept. 23, 1977

8400

Misc-187 (G.S.) Witness (Rev. 10-70) 99792



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

3/15

SCALE: 1" = 60'

DRAWN BY [REDACTED] DATE 4/16/75

SUBJECT EASTSIDE H.D.P. #2 LANGSTON PLATS

8455