

EXEMPT - Code 6103

When recorded mail to:
City Refunding No Need
Surveyor's Office
c/o Public Works Department
City of Riverside
City Hall, 3900 Main Street
Riverside, California 92522

DOC # 1999-332143

07/26/1999 08:00A Fee:NC

Page 1 of 5

Recorded in Official Records

County of Riverside

Gary L. Orso

Assessor, County Clerk & Recorder



M	S	U	PAGE	SIZE	DA	PCOR	NOCOR	SMF	MISC.
	1		5						
								✓	SC
A	R	L			COPY	LONG	REFUND	NCHG	EXAM

Project: VAC-63 - PORTION OF BACKUS DR.

DX - 1197



QUITCLAIM DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, the CITY OF RIVERSIDE, a municipal corporation of the State of California, does hereby remise, release, and forever quitclaim to ANTOINETTE SECHREST and LOUIS SCARPINO, Co-Trustees of Trust A of the SCARPINO FAMILY TRUST dated December 12, 1977, as to a one-half interest, and ANTOINETTE SECHREST and LOUIS SCARPINO, Co-Trustees of Trust B of the SCARPINO FAMILY TRUST dated December 12, 1977, as to a one-half interest, the 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.

Dated June 15 1999

CITY OF RIVERSIDE,
a municipal corporation

By John E. Holmes
Mayor John E. Holmes, City Manager

APPROVED AS TO FORM

Kathleen M. Gonzales
ASST. CITY ATTORNEY

Attest Eva A. Covea Assistant
City Clerk

GENERAL ACKNOWLEDGEMENT

State of California }
County of RIVERSIDE } ss

On July 15, 1999, before me Janis Lowry
(date) (name)

a Notary Public in and for said State, personally appeared

John E. Holmes and Eva A. Correa
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.

Janis Lowry
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:

VAC63QCD.QCD



1999-332143
07/26/1999 08:00A
2 of 5

EXHIBIT "A"

That certain real property located in the City of Riverside, County of Riverside, State of California, described as follows:

All that portion of Backus Drive (formerly Riverview Drive) together with that portion of Lot 6 in Block 7 all of Tract No. 3 of the Riverview Addition to the City of Riverside, as shown by map on file in Book 7, Page 5 of Maps, records of Riverside County, California, described as follows:

COMMENCING at the intersection of the centerline of Jasmine Street with the centerline of Industrial Avenue as shown by said map;

THENCE South $89^{\circ}52'45''$ East, along said centerline of Industrial Avenue, a distance of 92.46 feet;

THENCE North $0^{\circ}07'15''$ East, a distance of 33.00 feet to a point in a line which is parallel with and distant 33.00 feet northerly, as measured at right angles, from said centerline of Industrial Avenue; said point also being the beginning of a non-tangent curve concaving northerly, having a radius of 87.00 feet and being tangent to said parallel line;

THENCE westerly to the right along said curve through a central angle of $10^{\circ}00'00''$ an arc length of 15.18 feet;

THENCE North $79^{\circ}52'45''$ West, a distance of 31.98 feet to a point hereinafter referred to as Point "A"; said point also being the beginning of a tangent curve concaving southerly and having a radius of 74.00 feet;

THENCE westerly to the left along said curve through a central angle of $7^{\circ}30'50''$ an arc length of 9.70 feet to the east line of that certain parcel of land conveyed as Parcel 4 to the City of Riverside by deed recorded August 31, 1962, in Book 3213, Page 576, et seq., of Official Records of said Riverside County, and the TRUE POINT OF BEGINNING of the parcel of land being described;

THENCE continuing westerly along said curve to the left through a central angle of $54^{\circ}05'40''$ an arc length of 69.87 feet to the west line of said Backus Drive as shown by said map; the preceding two courses are hereinafter referred to as Course "A";

THENCE North $0^{\circ}07'15''$ East, along said west line of Backus Drive, a distance of 48.25 feet to the most southerly corner of Lot E of said map;

THENCE South $89^{\circ}52'45''$ East, at right angle to the west line of said Lot E, a distance of 15.00 feet to a point in said centerline of Backus Drive; said point being the beginning of a non-tangent curve concaving southeasterly, having a radius of 100.00 feet and to which the radius bears South $89^{\circ}52'45''$ East;



1999-332143
87/26/1999 08:00A
3 of 5

THENCE northeasterly to the right along said last mentioned curve through a central angle of 50°44'28" an arc length of 88.56 feet to an intersection with a line which is radial to said curve and which passes through the point of intersection of the southerly line of said Backus Drive and said east line of Parcel 4;

THENCE South 39°08'17" East, along said radial line, a distance of 15.00 feet to said east line of Parcel 4;

THENCE South 0°07'15" West, along said east line of Parcel 4, a distance of 86.09 feet to the TRUE POINT OF BEGINNING;

RESERVING THEREFROM a permanent easement and right-of-way for storm drain facilities lying within a strip of land 20.00 feet in width the centerline of which is described as follows:

COMMENCING at Point "A" hereinabove described; said point being the beginning of a curve concaving southerly, having a radius of 74.00 feet and to which the radius bears South 10°07'15" West;

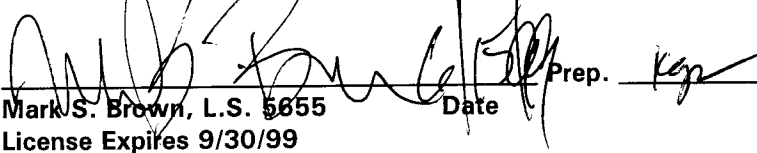
THENCE westerly to the left along said curve through a central angle of 46°16'13" an arc length of 59.76 feet to the POINT OF BEGINNING of this centerline description;

THENCE North 0°54'26" East, a distance of 88.44 feet;

THENCE North 89°52'45" West, a distance of 15.44 feet to said west line of Lot E and the END of this centerline description.

The sidelines of said strip of land shall be lengthened or shortened to terminate in said west line of Lot E and lengthened or shortened to terminate in said Course "A".

This description was prepared by me or under my direction in conformance with the requirements of the Land Surveyors Act.



Mark S. Brown, L.S. 5655 Date Prep. *rep*
License Expires 9/30/99

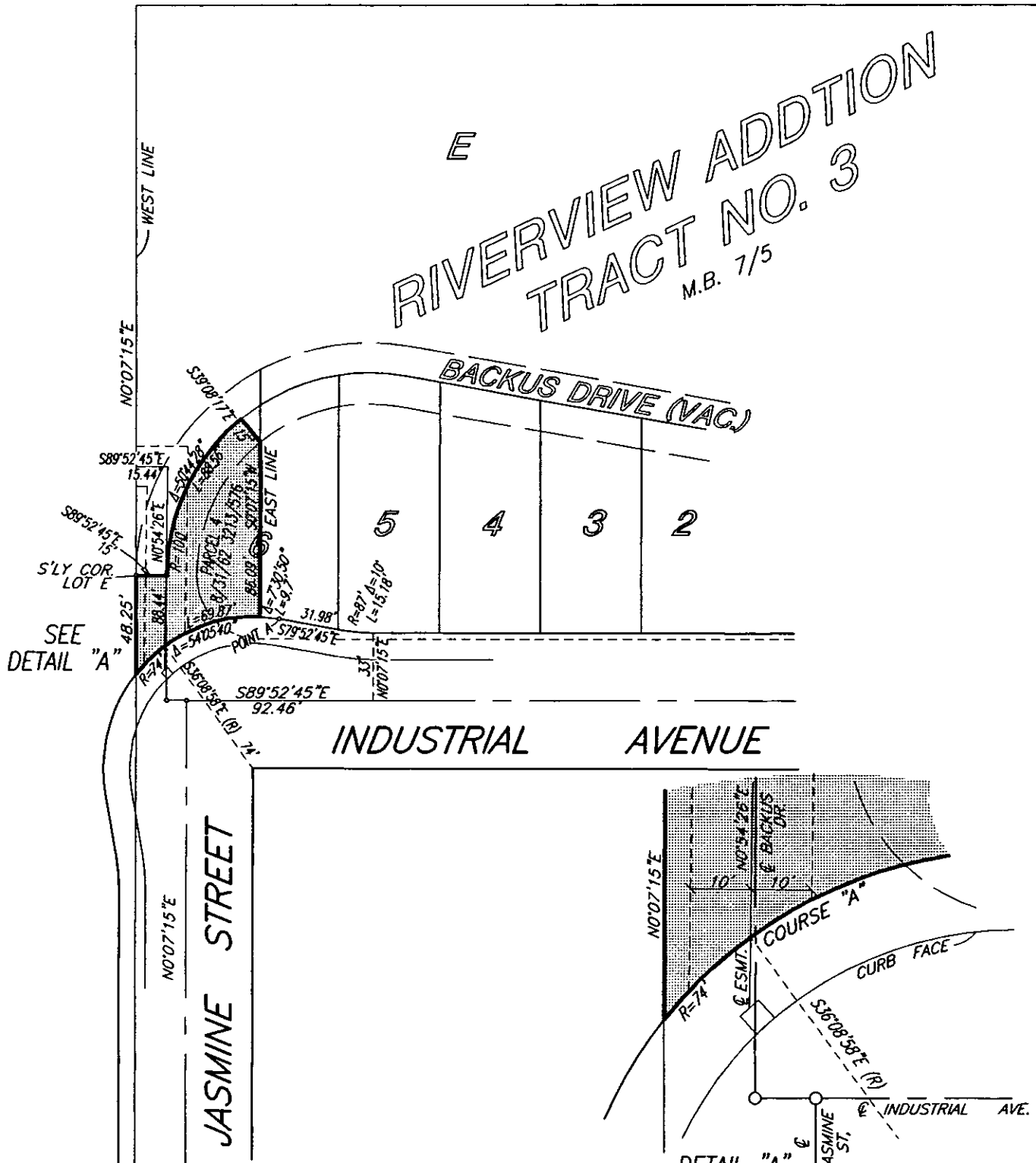


VAC63QCD.LEG



1999-332143
07/26/1999 08:00A
4 of 5

E RIVERVIEW ADDITION TRACT NO. 3 M.B. 7/5



1989-332143
67/26/1999 08:08R
5 of 5



● 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

D 36-5

SCALE: N.T.S.

DRAWN BY: Kgs DATE: 6/14/99

SUBJECT: VAC-63 - POR. BACKUS DRIVE - QUITCLAIM DEED

DX1197