

Recording Requested by
First American Title Company

DOC # 2003-657993

08/26/2003 08:00A Fee:36.00

Page 1 of 4

Recorded in Official Records

County of Riverside

Gary L. Orso

Assessor, County Clerk & Recorder



When recorded mail to:

SURVEYOR, City of Riverside
City of Riverside
City Hall, 3900 Main Street
Riverside, California 92522

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FOR RECORDER'S OFFICE USE ONLY

Project: Central Avenue

AP: 226-121-017

TRA: 009-000

DTT: Ø

DX - 1298

34



GRANT DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, the CITY OF RIVERSIDE, a municipal corporation of the State of California, as Grantor does hereby grant to RAINCROSS SENIOR PARTNERS LLC, a California limited liability company, 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 August 19, 20 03

CITY OF RIVERSIDE,
a municipal corporation

By *Louise Callender*
for City Manager

Attest *C. J. Smith*
City Clerk

APPROVED AS TO FORM
CITY ATTORNEYS OFFICE

Kate Smith
Deputy City Attorney

986277-22

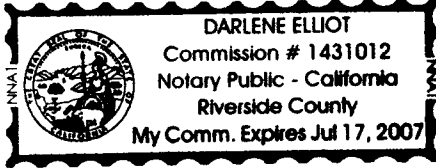
CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California
County of Riverside } ss.

On 8/19/03 before me, Darlene Elliot Notary Public
Date Name and Title of Officer (e.g., "Jane Doe, Notary Public")
personally appeared Penelope Culbreth-Graft & Colleen J. Nicol
Name(s) of Signer(s)

personally known to me
 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.

Darlene Elliot
Signature of Notary Public

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: _____

Document Date: _____ Number of Pages: _____

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer

Signer's Name: _____

- Individual
- Corporate Officer — Title(s): _____
- Partner — Limited General
- Attorney-in-Fact
- Trustee
- Guardian or Conservator
- Other: _____

Signer Is Representing: _____

RIGHT THUMBPRINT OF SIGNER

Top of thumb here





Project: Central Ave Property

IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, BEING THE EAST ONE-HALF OF THE NORTH ONE-HALF OF THE WEST ONE-HALF OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 33, TOWNSHIP 2 SOUTH, RANGE 5 WEST, SAN BERNARDINO MERIDIAN, AS SHOWN BY MAP ON FILE IN BOOK 2, PAGE 2 OF MAPS, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA;

EXCEPTING THEREFROM THE EASTERLY 198 FEET;

ALSO EXCEPTING THEREFROM THE WESTERLY 66 FEET;

ALSO EXCEPTING THEREFROM THE SOUTHERLY 460 FEET;

ALSO EXCEPTING THEREFROM THE NORTHERLY 44 FEET.

AREA - 0.243 ACRES, MORE OR LESS.

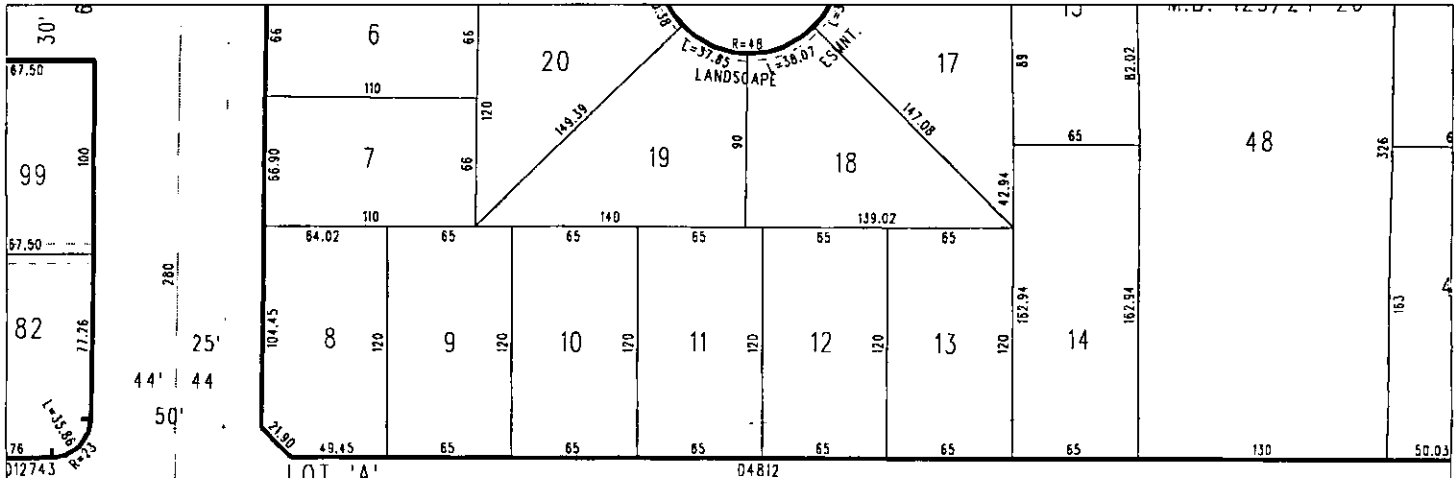
This description was prepared by me or under my direction in conformance with the requirements of the Land Surveyors Act.

 5/21/03 Prep. _____
Mark S. Brown, L.S. 5655 Date
License Expires 9/30/03





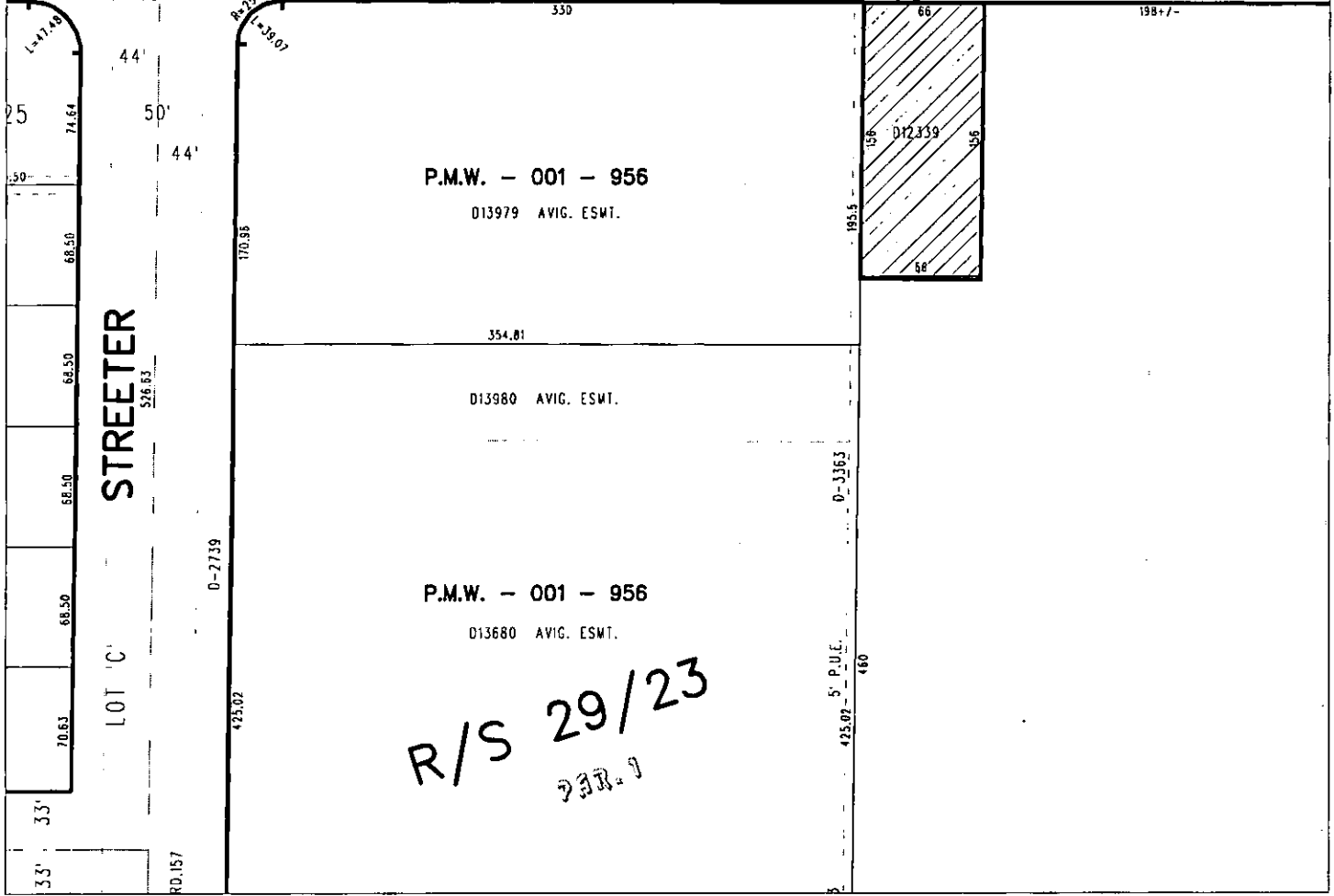
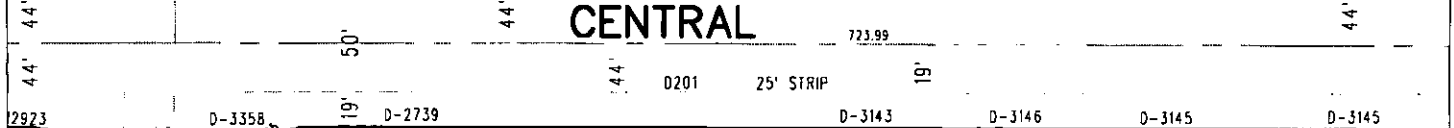
200 07993
 08/26/03 08:00A
 4 of 4



LOT 'A'

04812

CENTRAL



STREETER

LOT 'C'

R/S 29/23
 PAR. 9

◆ CITY OF RIVERSIDE, CALIFORNIA ◆

52-2

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



Scale: 1" = 100'

Drawn by: bmark

Date: 05/21/03

Subject: Central Ave Property

DX1298