

When recorded mail to:

Real Property Services Division
City of Riverside
City Hall, 3900 Main Street
Riverside, California 92522

DOC # 2004-0408363

05/28/2004 08:00A Fee: 19.00

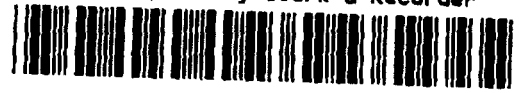
Page 1 of 5

Recorded in Official Records

County of Riverside

Gary L. Orso

Assessor, County Clerk & Recorder



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Project: VC-004-001
PIERCE STREET
AREA 2

DX - 1326




QUITCLAIM

The CITY OF RIVERSIDE, a municipal corporation of the State of California, does hereby remise, release, and forever quitclaim to LA SIERRA UNIVERSITY, a California non-profit religious corporation, those certain easements as reserved in the vacation of Pierce Street (Area 2), by the City Council of the City of Riverside, California, in Resolution No. 20124, a certified copy of said Resolution recorded May 29, 2003, per Document No. 2003-384135 of Official Records of Riverside County, California, as described in EXHIBIT A attached hereto and incorporated herein by this reference.

Dated May 12 20 04

CITY OF RIVERSIDE,
a municipal corporation

Thomas P. Evans
Public Utilities Director

By 
Dieter P. Wirtzfeld
Assistant Director / Water

GENERAL ACKNOWLEDGEMENT

State of California

County of RIVERSIDE }

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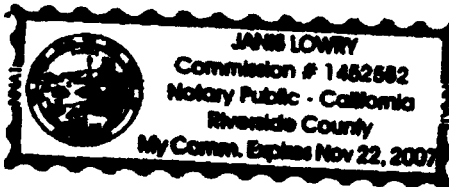
On MAY 12, 2004 before me JAMES LOWRY
(date) (name)

a Notary Public in and for said State, personally appeared

DIETER P. WIRTZFELD

Name(s) of Signer(s)

personally known to me - OR - proved to me on the basis of satisfactory evidence to be the person(A) whose name (X) 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.

James 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:

**EXHIBIT A
AREA 2
PIERCE STREET**

That portion of the West one-half of Section 15, Township 3 South, Range 6 West, S.B.M. as shown by map of Rancho La Sierra on file in Book 6 of Maps at Page 70 thereof; also a portion of Lot "B" (Revena Avenue) of Wildomar Vista Tract as shown by map on file in Book 13 of Maps at Page 69 thereof, both being Records of Riverside County, California, described as follows:

Commencing at the Northwest corner of Lot 25 of Tract 29058 as shown by map on file in Book 289 of Maps at Pages 27 through 36 thereof, Records of Riverside County, California, said corner being on the Easterly line of Pierce Street as conveyed to the City of Riverside by Deed recorded March 13, 1978 as inst. no. 24043, Official Records of Riverside County, California;

Thence S.02°22'37"E. along the Westerly line of said Lot 25, also being the Easterly line of said Pierce Street, a distance of 33.02 feet to a point on a line parallel with and 33.00 feet Southerly, measured at right angles from the centerline of Raley Drive as shown on said Tract 29058, said line being parallel with and 66.00 feet Southerly, measured at right angles from the Northerly line of Raley Drive as conveyed to the City of Riverside in Parcel 1 of Deed recorded March 17, 1972 as inst. no. 36048, Official Records of Riverside County, California, said point being the Point of Beginning of the parcel of land to be described;

Thence continuing S.02°22'37"E. along the Westerly line of said Lot 25, also being the Easterly line of Pierce Street as conveyed to the City of Riverside by Deeds recorded March 13, 1978 as inst. no. 24043, and May 15, 1972 as inst. no. 62907, both being Official Records of Riverside County, California, a distance of 516.10 feet;

Thence Southerly continuing along said line on a curve concave Easterly having a radius of 1545.00 feet, through an angle of 18°12'33", an arc length of 491.02 feet to the most Southerly corner of said Deed recorded May 15, 1972, said corner being on the Easterly line of Pierce Street as conveyed to the City of Riverside by Deed recorded January 30, 1970 as inst. no. 9798, Official Records of Riverside County, California;

Thence Southerly continuing along the Westerly line of said Lot 25, also being the Easterly line of said Pierce Street on a non-tangent curve concave Easterly having a radius of 1539.00 feet, through an angle of 02°47'56", an arc length of 75.18 feet (the initial radial line bears S.68°20'11"W.);

Thence S.24°27'45"E. continuing along said line, a distance of 223.93 feet to the Southwest corner of said Lot 25, also being the Northwest corner of Lot "F" (Revena Avenue) of said Tract 29058;

Thence S.11°36'21"E., a distance of 58.42 feet to the most Northerly corner of that portion of Pierce Street as conveyed to the County of Riverside by Deed recorded June 11, 1957 as inst. no. 42515, Official Records of Riverside County, California, said corner being on the Southerly line of Lot "B" (Revena Avenue) of Wildomar Vista Tract as shown by map on file in Book 13 of Maps at Page 69 thereof, Records of Riverside County, California;

Thence N.63°47'25"W., a distance of 75.74 feet to the intersection of the centerline of Pierce Street as shown on said Tract 29058 with the Southeasterly prolongation of the Southwesterly line of Lot 26 of said Tract 29058, also being the Southeasterly prolongation of the Northeasterly line of Ambs Drive;

Thence N.60°37'44"W. along said Southeasterly prolongation, a distance of 159.66 feet to a point of cusp, said point being on the Southerly terminus of a course in the Southwesterly line of said Lot 26 which bears N60°37'44"W., 208.73';

Thence the following four (4) courses along the Southerly and Easterly lines of said Lot 26, also being the Westerly line of Pierce Street as conveyed to the County of Riverside by Deed recorded December 6, 1956 in Book 2008, Page 354, Official Records of Riverside County, California:

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Southeasterly and Northerly on a curve concave Northwesterly having a radius of 30.00 feet, through an angle of 143°50'01", an arc length of 75.31 feet (the initial radial line bears S.29°22'16"W.);

N.24°27'45"W., a distance of 75.71 feet;

Northerly on a curve concave Easterly having a radius of 1640.00 feet, through an angle of 22°05'08", an arc length of 632.16 feet;

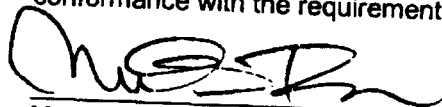
N.02°22'37"W., a distance of 458.89 feet to the Southeast corner of Raley Drive as conveyed to the County of Riverside in Parcel 6 of Deed recorded December 6, 1956 in Book 2008, Page 354, Official Records of Riverside County, California;

Thence Northwesterly continuing along the Easterly line of said Lot 26, also being the Southerly line of said Raley Drive on a curve concave Southwesterly having a radius of 40.00 feet, through an angle of 65°37'48", an arc length of 45.82 feet to a line parallel with and 33.00 feet Southerly, measured at right angles from the centerline of Raley Drive as shown on said Tract 29058, said line being parallel with and 66.00 feet Southerly, measured at right angles from the Northerly line of Raley Drive as conveyed to the City of Riverside in Parcel 1 of Deed recorded March 17, 1972 as inst. no. 36048, Official Records of Riverside County, California;

Thence N.89°39'41"E. along said parallel line, a distance of 133.58 feet to the point of beginning.

The above described parcel of land contains 3.294 acres, more or less.

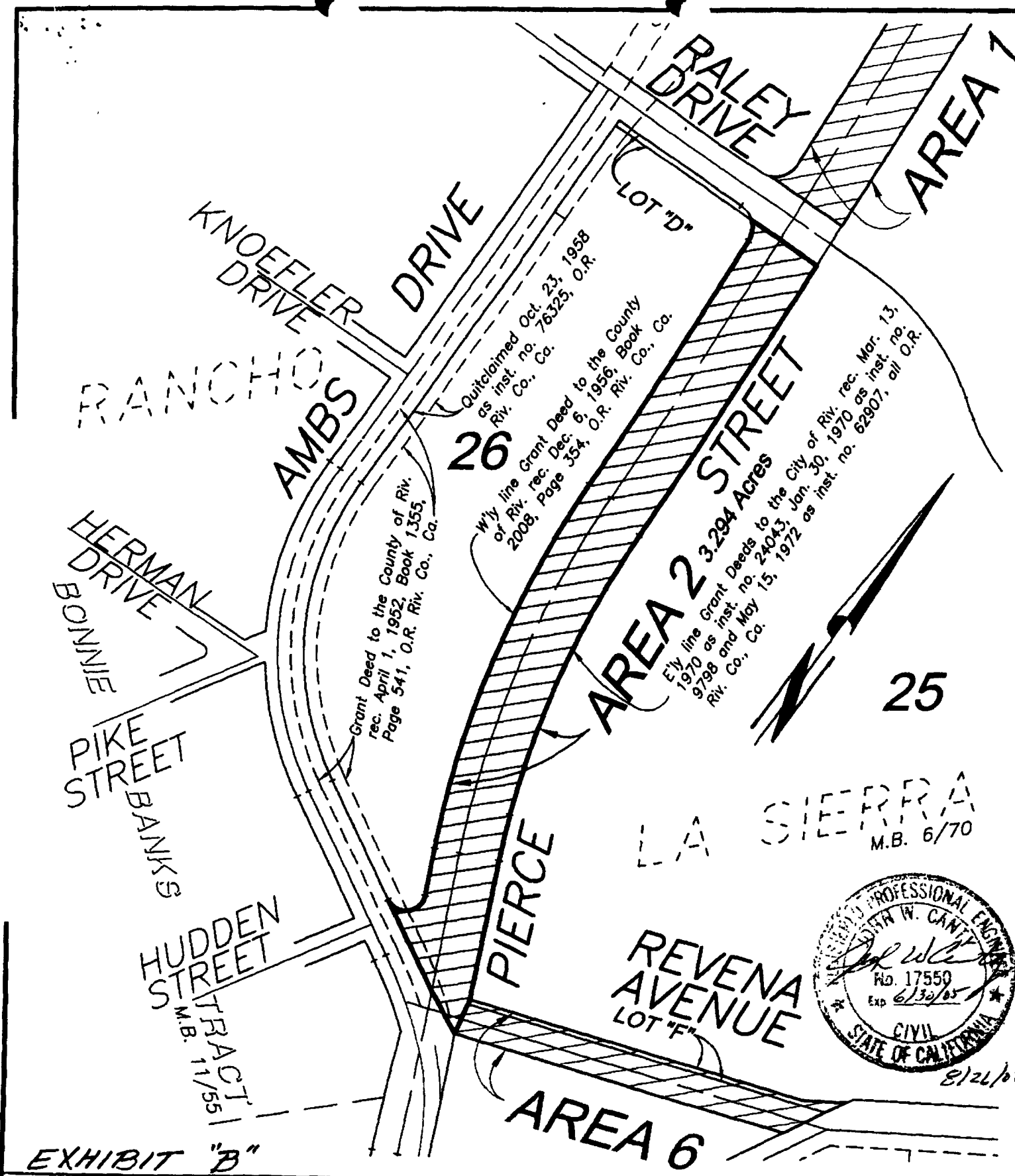
This description was prepared by me or under my direction in conformance with the requirements of the Land Surveyors Act.


Mark S. Brown, L.S. 5655
License Expires 9/30/05

5/19/05 Date Prep. 



DX1326



--- CITY OF RIVERSIDE, CALIFORNIA ---

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL (S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT PART OF THE WRITTEN DESCRIPTION THEREIN.	SHEET 1 OF 1	W.O. 1104-001
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SCALE : 1" = 200'	DRAWN BY : CEG DATE : 8 / 20 / 02	SUBJECT : STREET VACATION - VC-004-001
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DX1376