

RECORDING REQUESTED BY
LandAmerica Commercial Services
When Recorded Mail to:

City Surveyor
City of Riverside, Public Works Dept.
City Hall, 3900 Main Street
Riverside, CA 92522

Order No. 2105157-4

DOC # 2005-0595151

07/26/2005 08:00A Fee:31.00

Page 1 of 9

Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder



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QUITCLAIM



DX 1372

DX 1372

When recorded mail to:

City Surveyor
City of Riverside, Public Works Department
City Hall, 3900 Main Street
Riverside, California 92522

FOR RECORDER'S OFFICE USE ONLY

Project: LLA P04-0820
APN: 291-600-005 & 007
Address: Canyon Springs Pkwy
@ Centre Place

~~D~~-DX- 1372

QUITCLAIM

The CITY OF RIVERSIDE, a municipal corporation of the State of California, does hereby remise, release, and forever quitclaim to CANYON SPRINGS MARKETPLACE NORTH CORP., a California Corporation, that certain easement located in the City of Riverside, County of Riverside, State of California, as described in EXHIBIT A attached hereto and incorporated herein by this reference.

Dated 7-5 2005

CITY OF RIVERSIDE,
a municipal corporation

Siobhan Foster
Deputy Public Works Director

**APPROVED AS TO FORM
CITY ATTORNEY'S OFFICE**

BY [Signature]
Deputy City Attorney

[Signature]
Siobhan Foster

Attest: [Signature]
City Clerk

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California }
County of Riverside } ss.

On July 8, 2005 before me, Lorena Verdusco, Notary Public
Date Name and Title of Officer (e.g., "Jane Doe, Notary Public")
personally appeared 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.

Lorena Verdusco
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



DX1372

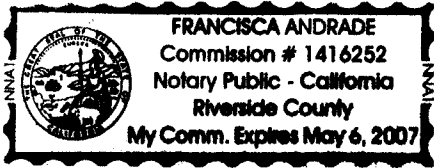
GENERAL ACKNOWLEDGEMENT

State of California }
County of Riverside } SS

On 7-5-05, before me Francisca Andrade
(date) (name)

a Notary Public in and for said State, personally appeared
Siobhan Foster
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/~~he~~/their authorized capacity(ies), and that by his/~~he~~/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.

Francisca Andrade
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:

**ACKNOWLEDGMENT OF QUITCLAIM DEED
CONSENT TO RECORD**

THIS IS TO CERTIFY that the interest(s) in real property, if any, being quitclaimed by this instrument is/are hereby accepted by the undersigned in its "as is" condition, and (I)(we), hereby consent to the recordation of this Quitclaim Deed.

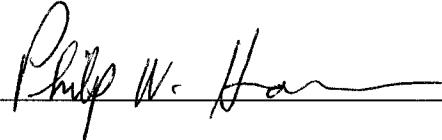
Dated June 10, 2005

CANYON SPRINGS MARKETPLACE NORTH CORP.
a California Corporation

By: 

Print Name: Terry J. Spanner

Title: President

By: 

Print Name: Phillip W. Haanuu

Title: CEO

GENERAL ACKNOWLEDGEMENT

State of California

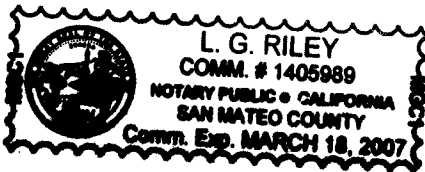
County of San Mateo } ss

On 10 June 2005, before me L.G. Riley
(date) (name)

a Notary Public in and for said State, personally appeared

Garry J. Spanner & Phillip W. Hannum
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.

L.G. Riley
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:

LEGAL DESCRIPTION

The 20 foot wide Sewer Easement lying within Parcels 87 and 88 as dedicated on Parcel Map 19617, in the City of Riverside, County of Riverside, State of California, as shown on the map filed in Book 28, Pages 91 through 103, inclusive, of Parcel Maps, Records of said County.

Except that portion of said Sewer Easement lying northerly of the southerly line of the land described in the document recorded on November 25, 2003 as instrument No. 2003-927718, Official Records of said County.

As shown on Exhibit "B" attached hereto and made a part hereof.

This legal description is not intended to be used in the conveyance of land in violation of the Subdivision Map Act of the State of California.

Prepared under the direction of:

Jeremy L. Evans

Jeremy L. Evans, P.L.S. 5282

5-27-05

Date

DESCRIPTION APPROVAL:

BY:

Mark S. Brown

JUNE 23, 2005

DATE

FOR: MARK S. BROWN
CITY SURVEYOR



EXHIBIT "B"

PORTION OF 20' WIDE
SEWER EASEMENT PER
PM 19617 BK 28, PG 91-103
TO REMAIN

STATE HWY 60

OR 2003-927718

PORTION OF 20' WIDE
SEWER EASEMENT PER
PM 19617 BK 28 PG 91-103
TO BE ABANDONED

PARCEL K

PARCEL J

PARCEL MAP 19617
BK 28, PG 91-103

PARCEL H

CERTIFICATE OF
COMPLIANCE 1/22/90
O.R. 025705

N27°55'29"E
(RAD)

P.O.B.

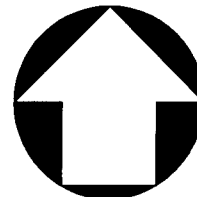
$\Delta=4^{\circ}38'13''$
R=1055.00'
L=85.38'

N57°26'18"W
29.74'

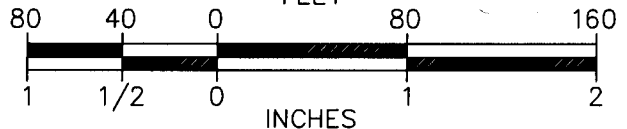
CANYON

SPRINGS

PARKWAY



FEET



DESCRIPTION: A PORTION OF 20' SEWER EASEMENT
TO BE ABANDONED

OWNER:

CANYON SPRINGS MARKETPLACE CORP.
1214 Donnelly Avenue
Burlingame, California 94010

SHEET 1 of 1

SCALE 1" = 80'

DRAFTED ROM

CHECKED JE

DATE 5-19-05

JOB NUMBER 2TUR050200

PLANS PREPARED BY:

PSOMAS

3187 Red Hill Avenue
Suite 250
Costa Mesa, CA 92626
(714) 751-7373 Fax (714) 545-0883

DX137Z

Government Code 27361.7


I certify under penalty of perjury that the notary seal on the document to which this statement is attached reads as follows:

Name of notary: Lorena Verdusco

Commission No.: 1534890

Date Commission expires: 12-14-08

County: Riverside

By: 

Date: 7-26-05

Government Code 27361.7

I certify under penalty of perjury that the notary seal on the document to which this statement is attached reads as follows:

Name of notary: Francisca Andrade

Commission No.: 1416252

Date Commission expires: 5-6-07

County: Riverside

By: 

Date: 7-26-05