

File

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Page 1 of 4

Recorded in Official Records  
County of Riverside  
Larry W. Ward  
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: Misc Water Dept Quitclaims  
APN: 147-040-026  
Address: 10127 Keller Avenue

**DX - 1389**

DTT

## 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 the ROACH FAMILY TRUST under declaration of trust dated July 14, 2001, the real property 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 January, 27 2006

CITY OF RIVERSIDE,  
a municipal corporation

By

Michael J. Beck  
(print name)

Title Assistant City Manager

Attest

Colleen J. Nicol  
(print name)

Title City Clerk

APPROVED AS TO FORM  
SUPERVISING DEPUTY CITY ATTORNEY

GENERAL ACKNOWLEDGEMENT

State of California

County of Riverside

ss

On January 27, 2006, before me Janis Lowry

(date)

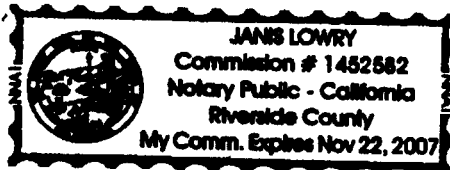
(name)

a Notary Public in and for said State, personally appeared

Michael J. Beck and Colleen J. Nicol

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:  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

## EXHIBIT A

Project: Roach - City/Southwest Water Company Quitclaim

THAT CERTAIN REAL PROPERTY IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA BEING A PORTION OF A PARCEL OF LAND CONVEYED TO THE CITY OF RIVERSIDE BY JUDGEMENT IN EMINENT DOMAIN AND FINAL ORDER OF CONDEMNATION RECORDED JANUARY 15, 1974 IN BOOK 1974, PAGE 5727, OFFICIAL RECORDS OF RIVERSIDE COUNTY CALIFORNIA, SAID PORTION BEING DESCRIBED AS FOLLOWS:

ALL THAT PORTION OF LOTS 9 AND 10 OF BLOCK 17 OF LA GRANADA TRACT AS SHOWN MY MAP ON FILE IN MAP BOOK 12 PAGES 42 THROUGH 51 THEREOF, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE MOST WESTERLY CORNER OF LOT 7 OF SAID LA GRANADA TRACT;

THENCE NORTH 45° 02' 51" EAST ALONG THE NORTHERLY LINE OF SAID LOT 7, A DISTANCE OF 93.34 FEET TO A POINT THEREON FOR THE TRUE POINT OF BEGINNING;

THENCE SOUTH 25° 25' 20" EAST A DISTANCE OF 113.28 FEET;

THENCE SOUTH 29° 15' 10" EAST A DISTANCE OF 787.17 FEET TO A POINT IN THE SOUTHERLY LINE OF LOT 10, SAID POINT BEARS NORTH 74° 45' 48" EAST, A DISTANCE OF 121.23 FEET FROM THE MOST SOUTHERLY CORNER OF LOT 10;

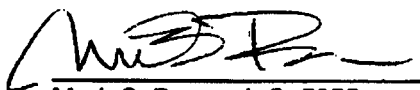
THENCE NORTH 74° 45' 48" EAST ALONG THE SOUTHERLY LINE OF LOT 10, A DISTANCE OF 14.43 FEET;

THENCE NORTH 29°15'10" WEST A DISTANCE OF 790.19 FEET;

THENCE NORTH 7° 02' 00" WEST, A DISTANCE OF 35.85 FEET MORE OF LESS TO THE NORTHERLY LINE OF LOT 7;

THENCE SOUTH 45° 02' 51" WEST ALONG SAID NORTHERLY LINE, A DISTANCE OF 26.85 FEET TO THE TRUE POINT OF BEGINNING.

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

 1/12/06 Prep. \_\_\_\_\_  
Mark S. Brown, L.S. 5655 Date  
License Expires 9/30/07



