

When recorded mail to:

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

DOC # 2013-0471869

10/01/2013 08:00 AM Fees: \$0.00

Page 1 of 9

Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder

FREE RECORDING

This instrument is for the benefit
Of the City of Riverside and is
entitled to be recorded without
fee (Government Code §6103)

NCS-534448-DH

APN: 234-250-013, 030

TRN: 009-139

Project: State Route 91/Van Buren Interchange

APNS: 234-250-013, 030

Address: 9568 Indiana Avenue

**This document was electronically submitted
to the County of Riverside for recording**
Received by: YSEGURA

FOR RECORDER'S OFFICE USE ONLY

**DX- 489I
1637**

GRANT DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, the CITY OF RIVERSIDE, a California charter city and municipal corporation, as Grantor, does hereby grant to RIVERSIDE COUNTY TRANSPORTATION COMMISSION, a public entity, the real property as described in Exhibits "A" and "B" attached hereto and incorporated herein by this reference, located in the City of Riverside, County of Riverside, State of California.

Dated: August 12, 2013

CITY OF RIVERSIDE, a California charter city
and municipal corporation

By: *Deanna Lorson*
Deanna Lorson, Assistant City Manager
for Scott Barber, City Manager

ATTEST

By: *Chris Hucil*
City Clerk

APPROVED AS TO FORM
[Signature]
SUPERVISING DEPUTY CITY ATTORNEY

ACKNOWLEDGEMENT

STATE OF CALIFORNIA)
)ss
COUNTY OF RIVERSIDE)

On August 12, 2013, before me, Loarena Verduasco, Notary Public, notary public, personally appeared Deanna Lorson and Colleen J. Nicol who 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.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Loarena Verduasco
Notary Signature

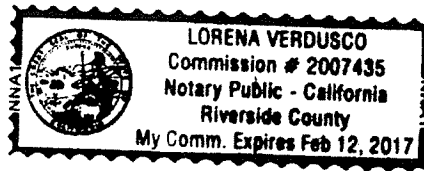


EXHIBIT "A"

APN 234-250-013
Fee

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

All that certain real property located in the City of Riverside, County of Riverside, State of California, as described in deed to The Tereso and Francisca Alvarez Family Trust, dated 9-22-2000, by Quitclaim Deed recorded October 4, 2000, per Document No. 2000-392511 of Official Records of Riverside County, California, and as described in deed to Tereso Alvarez, et al., by Grant Deed recorded August 6, 1962, in Book 3197, Page 287, et seq., of Official Records of said Riverside County, being described in said Quitclaim Deed and in said Grant Deed as follows:

A portion of Lot One (1), Block Twenty-Nine (29) of the Lands of the Riverside Land and Irrigating Company, as shown on map thereof on file in Book 1, Page 72 of Maps, (formerly known in Riverside County as Book 1, Page 70 of Maps) records of San Bernardino County, California, described as follows:

BEGINNING at a point on the northwesterly line of said Lot One (1), South 56°01' West, 445.30 feet from the most northerly corner of said Lot One (1), said point being on the center line of the abandoned Canal right of way of the Riverside Water Company;

THENCE on said center line South 27°51' East, 68.42 feet;

THENCE continuing on said center line, South 14°17' East, 39.08 feet;

THENCE South 68°11' West, 42.02 feet;

THENCE North 26°21' West, 96.83 feet to the northwesterly line of said Lot 1; said northwesterly line also being in the southeasterly line of Indiana Avenue;

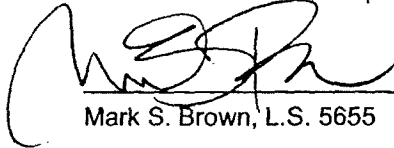
THENCE on said northwesterly line, North 56°01' East, 48.69 feet to the POINT OF BEGINNING;

EXCEPTING THEREFROM that portion lying northwesterly of a line lying parallel with and 44 feet southeasterly, as measured at right angles from the centerline of Indiana Avenue as shown on said map of the Riverside Land and Irrigating Company;

ALSO EXCEPTING THEREFROM all rights of ingress, egress, and abutters rights from Indiana Avenue to the above described real property. This waiver and relinquishment shall be binding upon the undersigned and upon the heirs, successors and assigns of

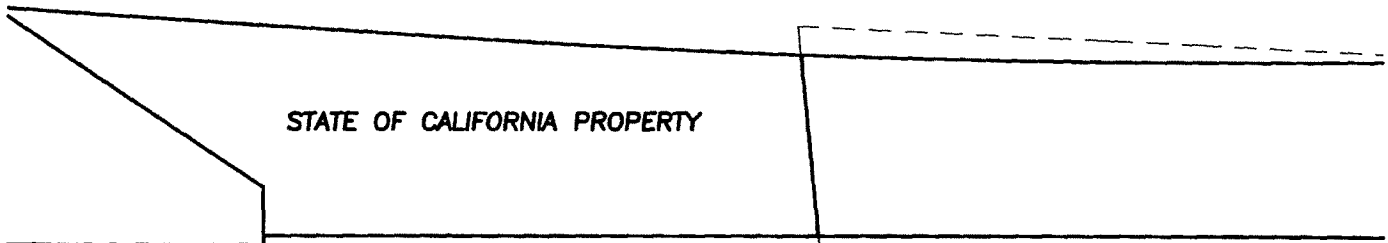
the undersigned, all of whom shall not permit ingress or egress from said street to said real property.

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

 3/23/2012 Prep. _____
Mark S. Brown, L.S. 5655 Date



RIVERSIDE 91 FREEWAY



INDIANA

AVENUE

TO VAN BUREN BLVD.

N56°01'E

44'

40'

44'

P.O.B.

48.69'

445.30' TO N'LY COR. LOT 1

64'

LOT 2

LOT 1

N26°21'W 96.83'

S27°51'E 68.42'

S68°11'W 42.02'

S14°17'E 39.08'

234-250-013
4894 SQ.FT.

BLOCK 29

RIVERSIDE LAND AND IRRIGATING COMP.

M.B. 1/72 S.B. Co.

////////// INDICATES ACCESS DENIAL LINE

● 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

SCALE: N.T.S.

DRAWN BY: MSD

DATE: 3/22/2012

SUBJECT: VAN BUREN BLVD SR91 Surplus Property - Par. 15

DX1637

EXHIBIT "B"

PARCEL 16
Van Buren 5R-91
A.P.N. 234-250-026

Parcel 16 F – Access – Fee Simple

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

That portion of Lot 1 in Block 29 of the Lands of the Riverside Land and Irrigating Company, as shown by map on file in Book 1, Page 72 of Maps, (formerly known in Riverside County as Book 1, Page 70 of Maps) records of San Bernardino County, California, described as follows:

COMMENCING at the most northerly corner of said Lot 1;

THENCE along the northwesterly line of said Lot 1, South 56°22'53" West, a distance of 135.721 meters (445.28 feet) to the most northerly corner of that certain parcel of land described in deed to The Tereso and Francisca Alvarez Family Trust, by document recorded October 04, 2000, per Document No. 2000-392511 of Official Records of Riverside County, California;

THENCE reversing direction along said northwesterly line of Lot 1, North 56°22'53" East, a distance of 5.058 meters (16.60 feet) to the northwesterly corner of Parcel 1 of those certain parcels of land described in Grant Deed to Riverside County Transportation Commission, by document recorded December 15, 1992, as Instrument No. 476997 of Official Records of Riverside County, California;

THENCE along the westerly boundary of said Parcel 1, South 27°29'07" East, a distance of 1.244 meters (4.08 feet) to the most southerly corner of that certain parcel of land described in Grant Deed to the City of Riverside, by document recorded August 18, 1995, as Instrument No. 272232 of Official Records of Riverside County, California; said corner being the beginning of a non-tangent curve concaving southeasterly, having a radius of 87.780 meters (287.99 feet) and to which the radius bears South 32°27'02" East;

THENCE along the southeasterly boundary of said parcel of land described in document recorded August 18, 1995, and northeasterly to the right along said curve through a central angle of 12°34'24" an arc length of 19.263 meters (63.20 feet) to the POINT OF BEGINNING of the parcel of land being described;

THENCE South 45°00'00" East, a distance of 5.173 meters (16.97 feet);

DX1637

THENCE South 30°00'00" East, a distance of 18.288 meters (60.00 feet);

THENCE South 70°00'00" West, a distance of 26.836 meters (88.05 feet) to an angle point in the northeasterly line of said parcel of land described in document recorded October 04, 2000; said northeasterly line also being the centerline of the abandoned Canal right of way of the Riverside Water Company;

THENCE South 13°55'07" East, along said northeasterly line and along said centerline of the abandoned Canal right of way, a distance of 12.260 meters (40.22 feet);

THENCE North 70°00'00" East, a distance of 35.856 meters (117.64 feet);

THENCE North 30°00'00" West, a distance of 30.480 meters (100.00 feet);

THENCE North 4°00'00" West, a distance of 5.193 meters (17.04 feet) to a point in said southeasterly boundary of said parcel of land described in document recorded August 18, 1995; said point being in a non-tangent curve concaving northwesterly, having a radius of 95.095 meters (311.99 feet) and to which the radius bears North 23°19'56" West;

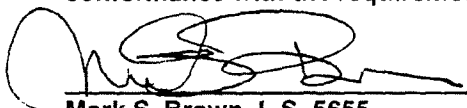
THENCE southwesterly along said southeasterly boundary and to the right along said last mentioned curve through a central angle of 4°32'54" an arc length of 7.549 meters (24.77 feet) to a point of reverse curvature with a tangent curve concaving southeasterly and having a radius of 87.780 meters (287.99 feet); the radial line to said point of reverse curvature bears North 18°47'01" West;

THENCE continuing southwesterly along said southeasterly boundary and to the left along said last mentioned curve through a central angle of 1°05'36" and arc length of 1.675 meters (5.50 feet) to the POINT OF BEGINNING.

Area = 551.204 square meters (5933 square feet).

The bearings and distances used in the above description are based on the California Coordinate System of 1983, Zone 6. Multiply all distances shown by 1.000033361 to obtain ground level distances.

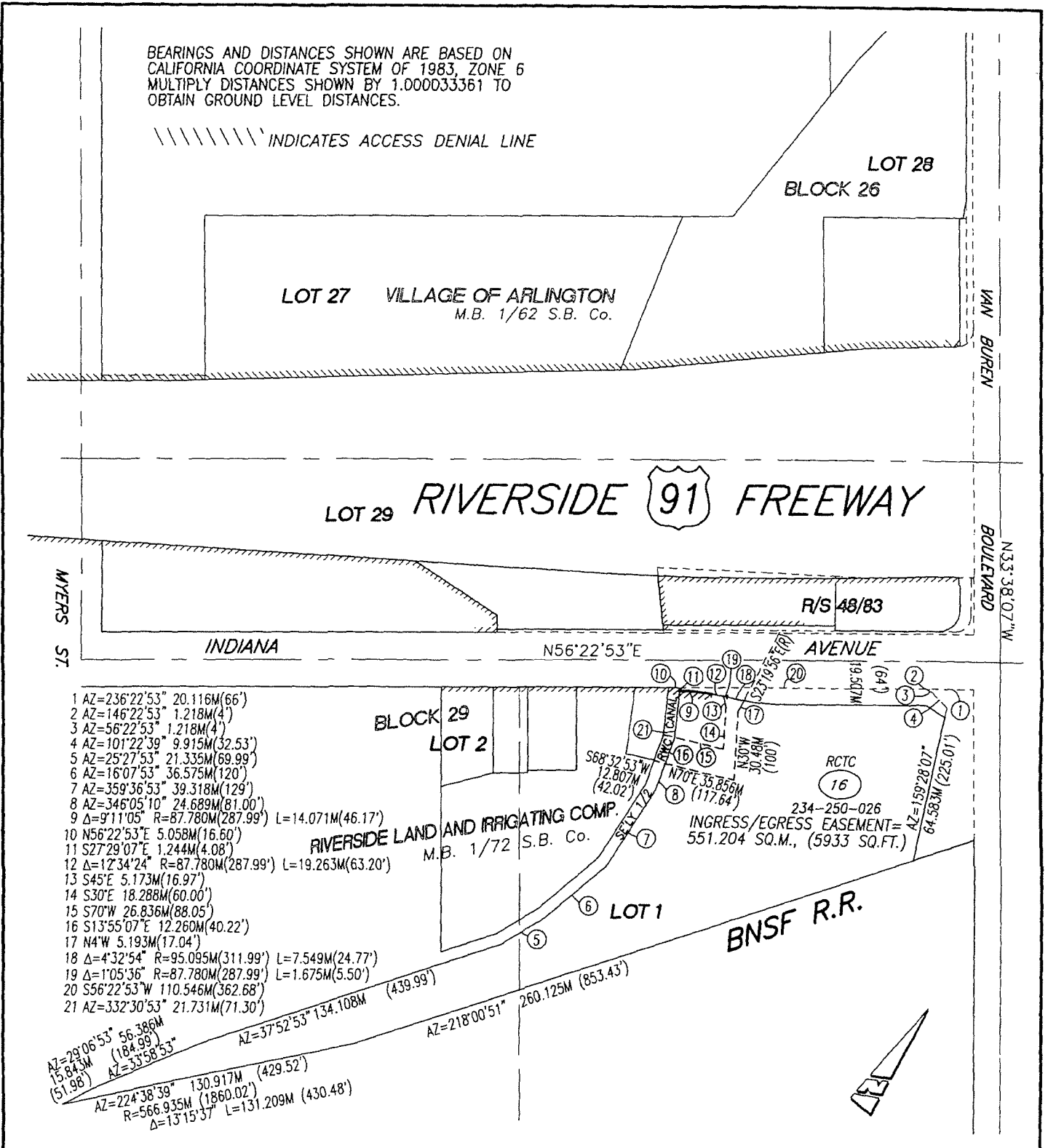
This description was prepared by me or under my direction in conformance with the requirements of the Land Surveyors Act.


Mark S. Brown, L.S. 5655 9/24/08 Date/ Prep. Kop
License Expires 9/30/09



BEARINGS AND DISTANCES SHOWN ARE BASED ON CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6 MULTIPLY DISTANCES SHOWN BY 1.000033361 TO OBTAIN GROUND LEVEL DISTANCES.

////// INDICATES ACCESS DENIAL LINE



- 1 AZ=236°22'53" 20.116M(66')
- 2 AZ=146°22'53" 1.218M(4')
- 3 AZ=56°22'53" 1.218M(4')
- 4 AZ=101°22'39" 9.915M(32.53')
- 5 AZ=25°27'53" 21.335M(69.99')
- 6 AZ=16°07'53" 36.575M(120')
- 7 AZ=359°36'53" 39.318M(129')
- 8 AZ=346°05'10" 24.689M(81.00')
- 9 Δ=9°11'05" R=87.780M(287.99') L=14.071M(46.17')
- 10 N56°22'53"E 5.058M(16.60')
- 11 S27°29'07"E 1.244M(4.08')
- 12 Δ=12°34'24" R=87.780M(287.99') L=19.263M(63.20')
- 13 S45°E 5.173M(16.97')
- 14 S30°E 18.288M(60.00')
- 15 S70°W 26.836M(88.05')
- 16 S13°55'07"E 12.260M(40.22')
- 17 N4°W 5.193M(17.04')
- 18 Δ=4°32'54" R=95.095M(311.99') L=7.549M(24.77')
- 19 Δ=1°05'36" R=87.780M(287.99') L=1.675M(5.50')
- 20 S56°22'53"W 110.546M(362.68')
- 21 AZ=332°30'53" 21.731M(71.30')
- AZ=29°06'53" 56.386M(184.99')
- AZ=33°58'53" 15.843M(51.98')
- AZ=224°38'39" 130.917M(429.52')
- R=566.935M(1860.02')
- Δ=13°15'37" L=131.209M(430.48')

• CITY OF RIVERSIDE, CALIFORNIA •

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SHEET 1 OF 1

SCALE: N.T.S.

DRAWN BY: Kgs DATE: 9/23/08

SUBJECT: VAN BUREN BLVD. SR91 IMPROVEMENTS - PAR.16-ACCESS

DX 1637

CERTIFICATE OF ACCEPTANCE

THIS IS TO CERTIFY, That the Riverside County Transportation Commission, a public agency of the State of California (pursuant to Government Code Section 27281), hereby accepts for public purposes the real property described in the within deed and consents to the recordation thereof.

IN WITNESS WHEREOF, I have hereunto set my hand
this 16th day of September, 2013

By 