

COPY

When recorded mail to:

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

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

FOR RECORDER'S OFFICE USE ONLY

Project: P17-0489 – Myers Surplus
Por. APN: 234-101-051
Address: 3749 Myers Street

DX - 1790

GRANT DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, **The Housing Authority of the City of Riverside, a public agency**, as Grantor does hereby grant to **Habitat for Humanity Riverside Inc., a California non-profit benefit corporation**, 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 October 30, 2017

The Housing Authority of the City of Riverside, a public agency

By [Signature]
Al Zelinka, FAI/SP, Assistant City Manager for
John A. Russo, City Manager

Attest [Signature]
Colleen J. Nicol, City Clerk

APPROVED AS TO FORM:
By [Signature]
Housing Authority General Counsel

DX1790-1

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

County of _____

} ss

On _____, before me, _____,

notary public, personally appeared, _____

_____,
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.

Notary Signature

EXHIBIT "A"
LEGAL DESCRIPTION

Project: P17-0489 – Myers Surplus
APN: 234-101-031
Address: 3749 Myers Street

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

That portion of Lot 4 in Block 26 of the Village of Arlington as shown by map on file in Book 1, Page 62 of Maps, records of San Bernardino County, California, described as follows:

The southwesterly 90.00 feet of the southeasterly 10.00 feet of the following described parcel;

BEGINNING at a point on the Northeasterly line of Myers Street 150 feet Southeasterly from the Northwesterly corner of said Lot 4, said point being the Northwest corner of that certain parcel of land conveyed to the City of Riverside by deed recorded November 10, 1945, in Book 714, Page 100 et seq. of Official Records of Riverside County, California;

Thence Northeasterly along the Northwesterly line of said parcel, a distance of 170 feet more or less, to the Southwesterly line of a 20 foot alley as shown by map of Taft Tract, on file in Book 7, Page 15 of Maps, Records of Riverside County, California;

Thence Southeasterly, along the Southwesterly line of said alley, a distance of 210 feet;

Thence Southwesterly and parallel with the Southeasterly line of Magnolia Avenue, as shown on said Village of Arlington, a distance of 170 feet to the Northeasterly line of Myers Street;

Thence Northwesterly, along the Northeasterly line of Myers Street, a distance of 210 feet to the **POINT OF BEGINNING**.

EXCEPTING therefrom the southwesterly 3.00 feet conveyed to the City of Riverside by deed recorded February 3, 1989, as Instrument No. 36326 of Official Records of said Riverside County

Area – 870 S.F. more or less

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

Curtis C. Stephens, L.S. 7519 Date Prep. _____



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CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
County of Riverside)

On October 30, 2017 before me, Lorena Verduco, Notary Public

Date Here Insert Name and Title of the Officer

personally appeared Al Zelinka

Name(s) of Signer(s)

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.



Signature Lorena Verduco
Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended 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(s)

Signer's Name: _____

Corporate Officer -- Title(s): _____

Partner -- Limited General

Individual Attorney in Fact

Trustee Guardian or Conservator

Other: _____

Signer Is Representing: _____

Signer's Name: _____

Corporate Officer -- Title(s): _____

Partner -- Limited General

Individual Attorney in Fact

Trustee Guardian or Conservator

Other: _____

Signer Is Representing: _____

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
County of Riverside)

On October 31, 2017 before me, Lorena Verduco, Notary Public

Date Colleen J. Nicol *Here Insert Name and Title of the Officer*

personally appeared _____
Name(s) of Signer(s)

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.



Signature Lorena Verduco
Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended 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(s)

Signer's Name: _____ Signer's Name: _____
 Corporate Officer -- Title(s): _____ Corporate Officer -- Title(s): _____
 Partner -- Limited General Partner -- Limited General
 Individual Attorney in Fact Individual Attorney in Fact
 Trustee Guardian or Conservator Trustee Guardian or Conservator
 Other: _____ Other: _____
Signer Is Representing: _____ Signer Is Representing: _____

COPY

EXHIBIT "A" LEGAL DESCRIPTION

Project: P17-0489 – Myers Surplus

APN: 234-101-051

Address: Vacant Land

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

PARCEL A

The Northwesterly 50.00 feet of that portion of Lot 4 in Block 26 of the Village of Arlington as shown by map on file in Book 1, Page 62 of Maps, records of San Bernardino County, California, described as follows:

BEGINNING at a point on the Northeasterly line of Myers Street 150 feet Southeasterly from the Northwesterly corner of said Lot 4, said point being the Northwest corner of that certain parcel of land conveyed to the City of Riverside by deed recorded November 10, 1945, in Book 714, Page 100 et seq. of Official Records of Riverside County, California;

Thence Northeasterly along the Northwesterly line of said parcel, a distance of 170 feet more or less, to the Southwesterly line of a 20 foot alley as shown by map of Taft Tract, on file in Book 7, Page 15 of Maps, Records of Riverside County, California;

Thence Southeasterly, along the Southwesterly line of said alley, a distance of 210 feet;

Thence Southwesterly and parallel with the Southeasterly line of Magnolia Avenue, as shown on said Village of Arlington, a distance of 170 feet to the Northeasterly line of Myers Street;

Thence Northwesterly, along the Northeasterly line of Myers Street, a distance of 210 feet to the **POINT OF BEGINNING**.

EXCEPTING therefrom the southwesterly 3.00 feet conveyed to the City of Riverside by deed recorded February 3, 1989, as Instrument No. 36326 of Official Records of said Riverside County

Said legal description is pursuant to Parcel A of Certificate of Compliance P17-0489 recorded September 19, 2017 as Document no. 2017-0386557 of Official Records of Riverside County, California.

Area – 8,350 S.F. more or less

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PARCEL B

The Southeasterly 50.00 feet of the Northwesterly 100.00 feet of that portion of Lot 4 in Block 26 of the Village of Arlington as shown by map on file in Book 1, Page 62 of Maps, records of San Bernardino County, California, described as follows:

BEGINNING at a point on the Northeasterly line of Myers Street 150 feet Southeasterly from the Northwesterly corner of said Lot 4, said point being the Northwest corner of that certain parcel of land conveyed to the City of Riverside by deed recorded November 10, 1945, in Book 714, Page 100 et seq. of Official Records of Riverside County, California;

Thence Northeasterly along the Northwesterly line of said parcel, a distance of 170 feet more or less, to the Southwesterly line of a 20 foot alley as shown by map of Taft Tract, on file in Book 7, Page 15 of Maps, Records of Riverside County, California;

Thence Southeasterly, along the Southwesterly line of said alley, a distance of 210 feet;

Thence Southwesterly and parallel with the Southeasterly line of Magnolia Avenue, as shown on said Village of Arlington, a distance of 170 feet to the Northeasterly line of Myers Street;

Thence Northwesterly, along the Northeasterly line of Myers Street, a distance of 210 feet to the **POINT OF BEGINNING**.

EXCEPTING therefrom the southwesterly 3.00 feet conveyed to the City of Riverside by deed recorded February 3, 1989, as Instrument No. 36326 of Official Records of said Riverside County

Said legal description is pursuant to Parcel B of Certificate of Compliance P17-0489 recorded September 19, 2017 as Document no. 2017-0386557 of Official Records of Riverside County, California.

Area – 8,350 S.F. more or less

PARCEL C

The Southeasterly 50.00 feet of the Northwesterly 150.00 feet of that portion of Lot 4 in Block 26 of the Village of Arlington as shown by map on file in Book 1, Page 62 of Maps, records of San Bernardino County, California, described as follows:

BEGINNING at a point on the Northeasterly line of Myers Street 150 feet Southeasterly from the Northwesterly corner of said Lot 4, said point being the Northwest corner of that certain parcel of land conveyed to the City of Riverside by deed recorded

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November 10, 1945, in Book 714, Page 100 et seq. of Official Records of Riverside County, California;

Thence Northeasterly along the Northwesterly line of said parcel, a distance of 170 feet more or less, to the Southwesterly line of a 20 foot alley as shown by map of Taft Tract, on file in Book 7, Page 15 of Maps, Records of Riverside County, California;

Thence Southeasterly, along the Southwesterly line of said alley, a distance of 210 feet;

Thence Southwesterly and parallel with the Southeasterly line of Magnolia Avenue, as shown on said Village of Arlington, a distance of 170 feet to the Northeasterly line of Myers Street;

Thence Northwesterly, along the Northeasterly line of Myers Street, a distance of 210 feet to the **POINT OF BEGINNING**.

EXCEPTING therefrom the southwesterly 3.00 feet conveyed to the City of Riverside by deed recorded February 3, 1989, as Instrument No. 36326 of Official Records of said Riverside County

Said legal description is pursuant to Parcel C of Certificate of Compliance P17-0489 recorded September 19, 2017 as Document no. 2017-0386557 of Official Records of Riverside County, California.

Area – 8,350 S.F. more or less

PARCEL D

That portion of Lot 4 in Block 26 of the Village of Arlington as shown by map on file in Book 1, Page 62 of Maps, records of San Bernardino County, California, described as follows:

BEGINNING at a point on the Northeasterly line of Myers Street 150 feet Southeasterly from the Northwesterly corner of said Lot 4, said point being the Northwest corner of that certain parcel of land conveyed to the City of Riverside by deed recorded November 10, 1945, in Book 714, Page 100 et seq. of Official Records of Riverside County, California;

Thence Northeasterly along the Northwesterly line of said parcel, a distance of 170 feet more or less, to the Southwesterly line of a 20 foot alley as shown by map of Taft Tract, on file in Book 7, Page 15 of Maps, Records of Riverside County, California;

Thence Southeasterly, along the Southwesterly line of said alley, a distance of 210 feet;

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Thence Southwesterly and parallel with the Southeasterly line of Magnolia Avenue, as shown on said Village of Arlington, a distance of 170 feet to the Northeasterly line of Myers Street;

Thence Northwesterly, along the Northeasterly line of Myers Street, a distance of 210 feet to the **POINT OF BEGINNING**.

EXCEPTING THEREFROM the northwesterly 150.00 feet thereof;

ALSO EXCEPTING THEREFROM the southwesterly 90.00 feet of the southeasterly 10.00 feet thereof;

ALSO EXCEPTING therefrom the southwesterly 3.00 feet conveyed to the City of Riverside by deed recorded February 3, 1989, as Instrument No. 36326 of Official Records of said Riverside County

Said legal description is pursuant to Parcel D of Certificate of Compliance P17-0489 recorded September 19, 2017 as Document no. 2017-0386557 of Official Records of Riverside County, California.

Area – 9,150 S.F. more or less

PARCEL E

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

That portion of Lot 4 in Block 26 of the Village of Arlington as shown by map on file in Book 1, Page 62 of Maps, records of San Bernardino County, California, described as follows:

The southwesterly 90.00 feet of the southeasterly 10.00 feet of the following described parcel;

BEGINNING at a point on the Northeasterly line of Myers Street 150 feet Southeasterly from the Northwesterly corner of said Lot 4, said point being the Northwest corner of that certain parcel of land conveyed to the City of Riverside by deed recorded November 10, 1945, in Book 714, Page 100 et seq. of Official Records of Riverside County, California;

Thence Northeasterly along the Northwesterly line of said parcel, a distance of 170 feet more or less, to the Southwesterly line of a 20 foot alley as shown by map of Taft Tract, on file in Book 7, Page 15 of Maps, Records of Riverside County, California;

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Thence Southeasterly, along the Southwesterly line of said alley, a distance of 210 feet;

Thence Southwesterly and parallel with the Southeasterly line of Magnolia Avenue, as shown on said Village of Arlington, a distance of 170 feet to the Northeasterly line of Myers Street;

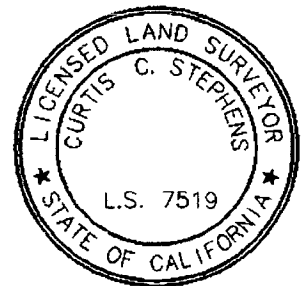
Thence Northwesterly, along the Northeasterly line of Myers Street, a distance of 210 feet to the **POINT OF BEGINNING**.

EXCEPTING therefrom the southwesterly 3.00 feet conveyed to the City of Riverside by deed recorded February 3, 1989, as Instrument No. 36326 of Official Records of said Riverside County

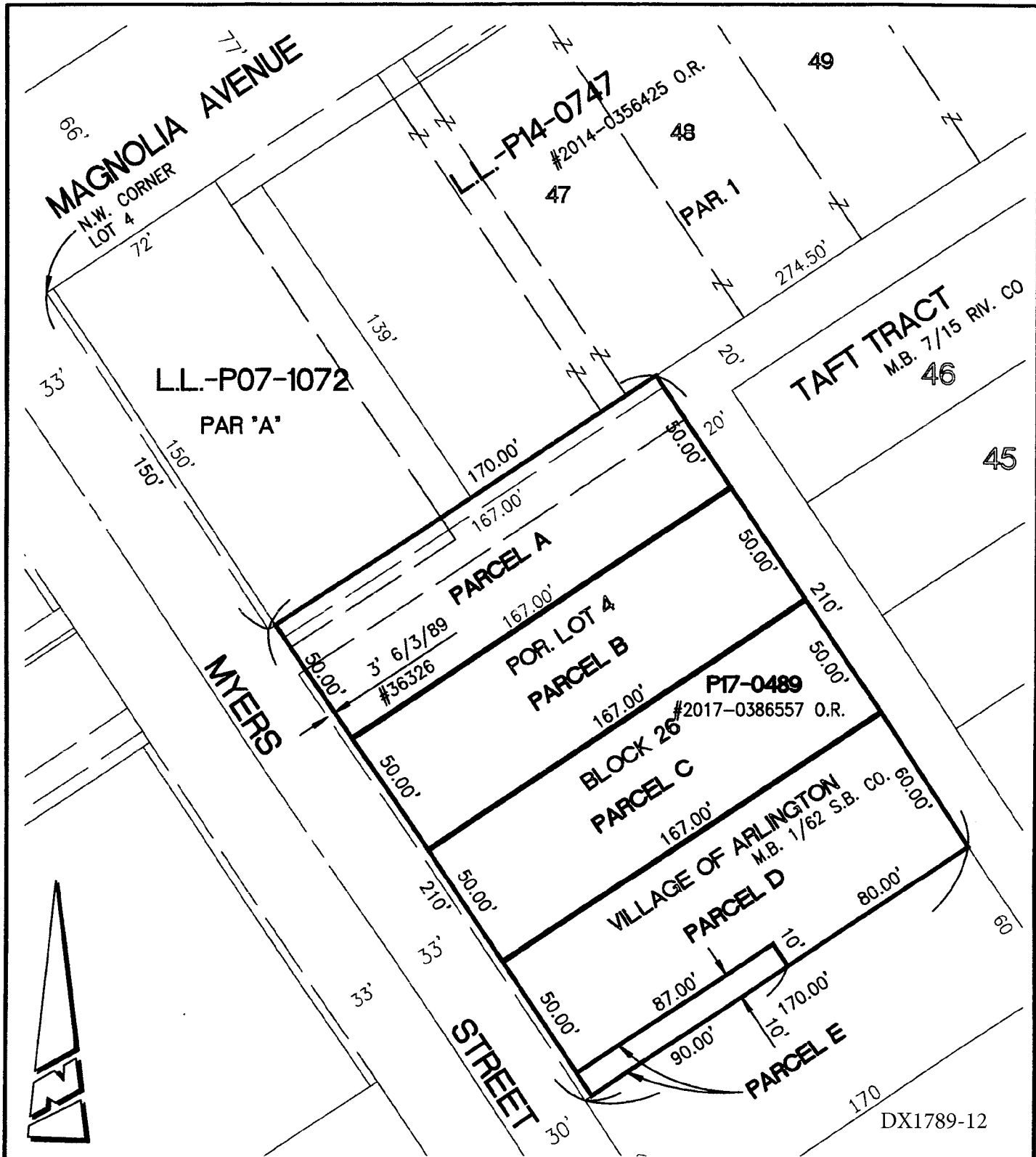
Area – 870 S.F. more or less

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

Curtis C. Stephens 10/4/17 Prep. *(CS)*
Curtis C. Stephens, L.S. 7519 Date



DX1789-11



• 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.

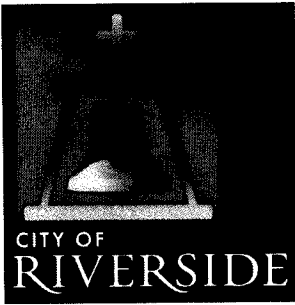
SHEET 1 OF 1

SCALE: 1"=50'

DRAWN BY: CURT

DATE: 10/03/17

SUBJECT: PSA - APN 234-101-051 - MYERS STREET



**CITY COUNCIL
AND
HOUSING AUTHORITY
MINUTES**

TUESDAY, JULY 25, 2017, 1 P.M.
ART PICK COUNCIL CHAMBER
CITY HALL
3900 MAIN STREET

City of Arts & Innovation

GARDNER	MELNDRIZ	SUBIROUS	CONDER	MARTHUR	PERRY	BURNARD
1	2	3	4	5	6	7

BOARD AND COMMISSION APPOINTMENTS

The Mayor and City Council appointed Claudia J. Rodriguez to the Ward 2 seat on the Human Resources Board for a term ending March 1, 2019, and Charles A. Tobin to the Ward 2 seat on the Cultural Heritage Board for a term ending March 1, 2020.

MINUTES

The Minutes of the City Council meeting of July 11, 2017, were approved as presented.

JOINT ITEM WITH HOUSING AUTHORITY - HOME INVESTMENT PARTNERSHIPS PROGRAM AGREEMENT - DISPOSITION AND DEVELOPMENT AGREEMENT AMENDMENT - HABITAT FOR HUMANITY - FUNDS TRANSFER - 3753 MYERS

The City Council (1) approved and authorized the City Manager, or designee, to execute the Home Investment Partnerships Program Agreement with Habitat for Humanity Riverside, Inc., to allocate \$950,000 of Home Investment Partnerships Program funds for development of four single-family homes located at 3753 Myers Street for veteran homeownership opportunities, including making minor and non-substantive changes; and (2) authorized a funds transfer in the amount of \$800,000 from Home Investment Partnerships Program Unprogrammed Funds Account 2835200-453001 to 3753 Myers Street Account 2835200-450084.

The Housing Authority (1) approved the First Amendment to Disposition and Development Agreement with Habitat for Humanity Riverside, Inc., to reduce the development size from twelve to four residential units for development of four veteran home ownership opportunities at 3753 Myers Street; and (2) authorized the Executive Director, or designee, to execute the First Amendment to Disposition and Development Agreement with Habitat for Humanity Riverside.

2015-16 HOUSING AND URBAN DEVELOPMENT ANNUAL ACTION PLAN AMENDMENT - LINCOLN PARK PLAYGROUND SHADE STRUCTURE PROJECT - 4261 PARK - SUPPLEMENTAL APPROPRIATION - FUNDS TRANSFER

The City Council (1) authorized an amendment to the 2015-16 Housing and Urban Development Annual Action Plan to allocate additional funds totaling \$80,000 from Unprogrammed Community Development Block Grant (CDBG) Funds to the Lincoln Park Playground Shade Structure Project located at 4261 Park Avenue; (2) authorized a funds transfer in the amount of \$80,000 from Account 2835100-453001 (Unprogrammed Funds) to

DX1789-13

Mitchell, Leslie

From: McLaughlin, Jeffery
Sent: Monday, October 23, 2017 3:20 PM
To: Pullaro, Elaine; Mitchell, Leslie
Cc: Davis, Michelle
Subject: 3753 Myers Street - Parcelization of Property
Attachments: Scanned from a Xerox multifunction device.pdf

BACK UP
INFO
DON'T SCAN

Elaine and Leslie -

I understand that there are questions regarding 3753 Myers Street and a changing identification for the property. When we executed documents with Habitat for Humanity, the parcel was one big plot of land with a single address. Since the doc's were sent forward, a parcelization of the Property has been completed, and now the previous single lot is four separate legal parcels (please see the attached). Habitat has verbally agreed to update any documents that are being routed to reflect the new legal parcels.

Hope that this helps!

Jeff

Jeffrey B. McLaughlin, Ph.D.
Acting Housing Project Manager
City of Riverside, California
p: 951-826-5189 e: jmclaughlin@riversideca.gov

DEVELOPMENT DEPARTMENT ROUTING SLIP

Date: 09/28/17

Contract

Agreement/PSA

Other (Specify) Grant Deed

Agency/Council Approval Date: July 25, 2017

Title of Document: Grant Deed Benefiting Habitat for Humanity

Staff Member: Michelle Davis Ext. No. 5743 CA's #

Signatures Required:

Division Manager: [Signature]

Date: 9/28/17

Fiscal Manager: _____

Date: _____

Funds Available? Yes No Account # _____

Assistant Director: [Signature]

Date: _____

Department Head: [Signature]

Date: 10.2.17

Finance Director: _____
(For Non-Agency/Council Approved Items)

Date: _____

City Attorney's Office: _____

Date: _____

City Clerk's Office: _____

Date: _____

City Manager/Executive Director: _____

Date: _____