

RECORDING REQUESTED BY
TICOR TITLE INSURANCE

AND WHEN RECORDED MAIL TO

name Rancho LaSierra Associates
street 17911 Mitchell Avenue
address Irvine, Ca 92714

city & state

MAIL TAX STATEMENTS TO

name Same as above

street address

city & state

COPY of Document Recorded
on APR. 15 1986 as. No. 86070
has not been compared with
original.
WILLIAM W. CONNER, Y
County Recorder
RIVERSIDE COUNTY, CALIFORNIA

SPACE ABOVE THIS LINE FOR RECORDER'S USE

EASEMENT

Corporation Quitclaim Deed

CAT. NO. NN00576
TO 1920 CA (1-83)

THIS FORM FURNISHED BY TICOR TITLE INSURERS

ALL
PTN.

The undersigned grantor(s) declare(s):

Documentary transfer tax is \$ None

- () computed on full value of property conveyed, or
- () computed on full value less value of liens and encumbrances remaining at time of sale.
- () Unincorporated area: (X) City of Riverside, and

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, the
CITY OF RIVERSIDE, a municipal corporation,

T-20866
SERIES

hereby REMISES, RELEASES AND FOREVER QUITCLAIMS to
RANCHO LA SIERRA ASSOCIATES, a California General Partnership

the real property in the
County of Riverside

State of California, described as follows:
That certain right of way and easement reserved by the Riverside Water Company, the
Arlington Mutual Water Company, and the Citizens Domestic Water Company, and its assigns
for the construction and maintenance of all necessary water ditches, pipes, flumes and
apparatus as recorded August 14, 1885, in Book 42 Page 296 of Deeds, Records of San Bern-
ardino County, February 13, 1925, in Book 629 Page 218 of Deeds, Records of Riverside
County, and March 18, 1926, in Book 663 Page 591 of Deeds, Records of Riverside County,
over and across the following described property:

See "Exhibit A" attached hereto and made a part hereof.

Dated: April 8, 1986

CITY OF RIVERSIDE, a Municipal Corporation

STATE OF CALIFORNIA }
COUNTY OF _____ } SS

On _____ before
me, the undersigned, a Notary Public in and for said
State, personally appeared _____

By [Signature]
Mayor Pro Tempore
Attest [Signature]
City Clerk

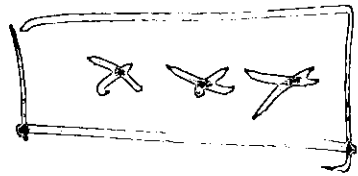
APPROVED AS TO FORM

[Signature] 4-4-86
SENIOR DEPUTY CITY ATTORNEY

personally known to me or proved to me on the basis of
satisfactory evidence to be the person who executed
the within instrument as the _____
President, and _____

personally known to me or proved to me on the basis of
satisfactory evidence to be the person who executed
the within instrument as the _____
Secretary of the Corporation that executed the within
instrument and acknowledged to me that such corpo-
ration executed the within instrument pursuant to its
by-laws or a resolution of its board of directors.
WITNESS my hand and official seal.

Signature _____



(This area for official notarial seal) [PO]

DESCRIPTION

The land referred to in this report is situated in the County of Riverside, State of California, and is described as follows:

Those portions of Blocks 11, 13, 15 and 17 and Lot GG (Kaselack Avenue), Lot HH (Morton Avenue), and Lot II (Simmons Avenue) of La Sierra Gardens, in the City of Riverside, County of Riverside, State of California, as per map recorded in Book 11, Page 42 of Maps, in the Office of the County Recorder of said County, described as follows:

BEGINNING at the most Southerly corner of the land shown as Parcel 1060-8 on a map filed in Book 34, Pages 3 through 6 inclusive of Records of Surveys, in the Office of said County Recorder;

thence North $56^{\circ}04'40''$ East, 1,319.50 feet on the Southeast line of said Parcel 1060-8;

thence South $33^{\circ}55'20''$ East, 300.00 feet;

thence North $56^{\circ}04'40''$ East, 28.50 feet;

thence North $64^{\circ}22'38''$ East, 173.08 feet;

thence North $86^{\circ}18'20''$ East, 48.25 feet;

thence North $06^{\circ}54'20''$ East, 117.01 feet to the beginning of a non-tangent curve, concave Southerly, having a radius of 367.00 feet, a radial to said beginning bears North $01^{\circ}44'48''$ East;

thence Easterly 60.07 feet on said curve through a central angle of $09^{\circ}22'41''$;

thence South $06^{\circ}54'20''$ West, 117.50 feet to the true point of beginning;

thence North $06^{\circ}54'20''$ East, 117.50 feet to the Easterly terminus of last said curve;

thence West 60.07 feet on last said curve to the Westerly terminus thereof;

thence South $06^{\circ}54'20''$ West, 117.01 feet;

thence South $86^{\circ}18'20''$ West, 48.25 feet;

thence South $64^{\circ}22'38''$ West, 173.08 feet;

thence South $56^{\circ}04'40''$ West, 28.50 feet;

thence North $33^{\circ}55'20''$ West, 300.00 feet to said Southeast line of Parcel 1060-8;

thence North $56^{\circ}04'40''$ East, 330.00 feet on the Southeast lines of Parcels 1060-8, 1060-9 and 1060-10A as shown on last said map to the beginning of a curve in said Southeast line of Parcel 1060-10A, concave Northwesterly, having a radius of 1,040.00 feet;

thence Northeasterly 606.91 feet on said curve and last said Southeasterly line through a central angle of $33^{\circ}26'10''$;

thence North $22^{\circ}38'30''$ East, 538.45 feet on last said Southeasterly line to a point thereon which bears South $22^{\circ}38'30''$ West, 1,185.95 feet from the intersection of said Southeasterly line with the centerline of Lot J (Golden Avenue) of said La Sierra Gardens;

thence South $67^{\circ}21'30''$ East, 62.17 feet;

thence South $18^{\circ}20'40''$ East, 84.30 feet to a point on a non-tangent curve, concave Southerly, having a radius of 74.00 feet, a radial to said point bears North $18^{\circ}28'30''$ West;

thence Easterly 65.85 feet on said curve through a central angle of $50^{\circ}59'10''$;

thence South $57^{\circ}21'30''$ East, 31.98 feet to the beginning of a curve, concave Northerly, having a radius of 87.00 feet;

thence Easterly 15.18 feet on said curve through a central angle of $10^{\circ}00'00''$;

thence South $67^{\circ}21'30''$ East, 200.97 feet to the beginning of a curve, concave Northerly, having a radius of 247.00 feet;

thence Easterly 244.19 feet on said curve through a central angle of $56^{\circ}38'35''$;

thence North $55^{\circ}59'55''$ East, 600.93 feet to the centerline of Lot JJ (Golden Avenue) of said La Sierra Gardens;

thence South $34^{\circ}00'05''$ East, 108.24 feet on said centerline;

thence South $55^{\circ}59'55''$ West, 25.00 feet to the Northeast line of Lot 8 in said Block 17;

thence South $34^{\circ}00'05''$ East, 707.00 feet to the most Easterly corner of the Northwest 127.00 feet of Lot 10 in said Block 17;

thence South $56^{\circ}00'00''$ West, 149.98 feet on the Southeast line of said Northwest 127.00 feet of Lot 10 to the Northeast line of the Southwest 167.00 feet of said Lot 10;

thence South $34^{\circ}00'30''$ East, 188.00 feet on last said Northeast line to the Southeast line of said Lot 10;

thence South 56°00'00" West, 483.96 feet on the Southeast lines of Lots 10 and 4 in said Block 17 to the most Southerly corner of said Lot 4;

thence North 34°00'55" West, 315.00 feet on the Southwest line of said Lot 4 to the most Westerly corner thereof;

thence South 56°00'00" West, 50.00 feet to the most Northerly corner of Lot 10 in said Block 15;

thence South 34°00'55" East, 315.00 feet on the Northeast line of last said Lot 10 to the most Easterly corner thereof;

thence South 56°00'00" West, 123.00 feet on the Southeast line of said Lot 10 to a point thereon which bears North 56°00'00" East 22.86 feet from the most Westerly corner of Lot 12 in said Block 15;

thence North 34°00'55" West 260.00 feet;

thence South 77°28'15" West 298.31 feet;

thence South 66°25'00" West 54.26 feet;

thence South 56°00'00" West 649.89 feet;

thence South 63°11'30" West 113.75 feet;

thence North 69°49'55" West 116.78 feet;

thence North 46°19'30" West 69.48 feet;

thence North 65°56'00" West 103.97 feet to the true point of beginning

EXCEPT an undivided one-half interest in and to all oil, gas and other hydrocarbon substances and minerals below a depth of 500.00 feet from the surface without the right of surface entry as reserved to Mitworth Corporation, a California corporation et al by deed recorded December 16, 1967 as Instrument No. 113293.

DESCRIPTION APPROVED
PUBLIC UTILITIES DEPT.

By *Al. M. Anderson*

DESCRIPTION APPROVAL: 4, 4, 80

George P. Hutchinson
SURVEYOR, CITY OF RIVERSIDE