

143412

When recorded mail to  
City Clerk's Office  
City of Riverside  
City Hall, 3900 Main Street  
Riverside, California 92522

RECEIVED FOR RECORD  
AT 9:00 O'CLOCK A.M.  
At Request of  
FIRST AMERICAN TITLE COMPANY  
OF RIVERSIDE  
Book 1983, Page 143412  
JUL 19 1983  
Recorded in Official Records  
of Riverside County, California  
William E. Egan  
Recorder  
Fees

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: Van Buren Underpass  
10655

GRANT DEED *No transfer tax due*

LETTY C. ZIMMER, a widow; GORDON N. SWOFFER, JR. and BETTY J. SWOFFER,  
husband and wife; and LEWIS C. POPE and LETTY J. POPE, trustees under  
Declaration of Trust, dated May 11, 1976, Grantors

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,  
do \_\_\_ hereby grant to the CITY OF RIVERSIDE, a Municipal Corporation,  
the real property in the City of Riverside, County of Riverside, State of  
California, described as follows:

1645368-E

All that portion of Lot 4 in Block 30 of The Lands of The Riverside  
Land & Irrigating Co.; as shown by map on file in Book 1 of Maps,  
at Page 70 thereof, records of San Bernardino County, California, more  
particularly described as follows:

COMMENCING at the most westerly corner of Parcel No. 1 of Records of  
Survey, on file in Book 29 of Record of Surveys, at Page 22 thereof,  
records of Riverside County, California;

THENCE North 37° 46' 44" East, along the northwesterly line of said  
Parcel No. 1 a distance of 104.47 feet to the beginning of a tangent  
curve with a radius of 553.40 feet and concaving northwesterly;

THENCE Northeasterly to the left along said curve an arc length of  
125.84 feet, thru a central angle of 13° 01' 43" to the true point  
of beginning;

THENCE continuing Northeasterly along said curve an arc length of  
33.16 feet, thru a central angle of 3° 26' 00" to the end thereof;

THENCE North 21° 19' 01" East, 68.74 feet to the beginning of a non-  
tangent curve with the radius of 1860.07 feet and concaving southeasterly;  
the radial line at said beginning of said non-tangent curve bears  
North 46° 55' 14" West;

THENCE Northeasterly to the right along said curve an arc length of  
134.98 feet, thru a central angle of 04° 09' 28" to the end thereof;

THENCE South 35° 09' 49" West, 232.06 feet to said true point of  
beginning.

Area - 0.065 of an acre (2,819.34 square feet).

The basis of bearings is the centerline of Van Buren Boulevard taken  
as North 34° 00' 02" West, as shown by Record of Survey, on file in  
Book 29 of Record of Surveys, at Page 22 thereof, records of Riverside  
County, California.

DESCRIPTION APPROVAL  
*George P. Hutchings*  
Surveyor

143412

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STATE OF CALIFORNIA }  
COUNTY OF RIVERSIDE }

SS.

On JULY 7, 1983, before me, the undersigned, a Notary Public in and for said State, personally appeared LEWIS C. POPE and LETTY J. POPE, known to me to be the persons who executed

STATE OF CALIFORNIA

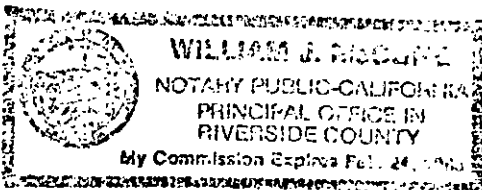
COUNTY OF RIVERSIDE

SS.

On this 7<sup>th</sup> day of JULY, in the year 1983, before me, the undersigned, a Notary Public in and for said State, personally appeared LETTY C. ZIMMER, GORDON N. SWOFFER, JR. and BETTY J. SWOFFER

\_\_\_\_\_, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument, and acknowledged to me that they executed it.

WITNESS my hand and official seal.



William J. McGuire  
Notary Public in and for said State.

ACKNOWLEDGMENT—General—Wolcotts Form 233CA—Rev. 5-82  
©1982 WOLCOTTS, INC.

Dated July 7, 1983

Lewis C. Pope, Trustee  
LEWIS C. POPE, Trustee

Letty J. Pope Trustee  
LETTY J. POPE, Trustee

Gordon N. Swoffer Jr.  
GORDON N. SWOFFER, JR.

Betty J. Swoffer  
BETTY J. SWOFFER

Letty C. Zimmer  
LETTY C. ZIMMER

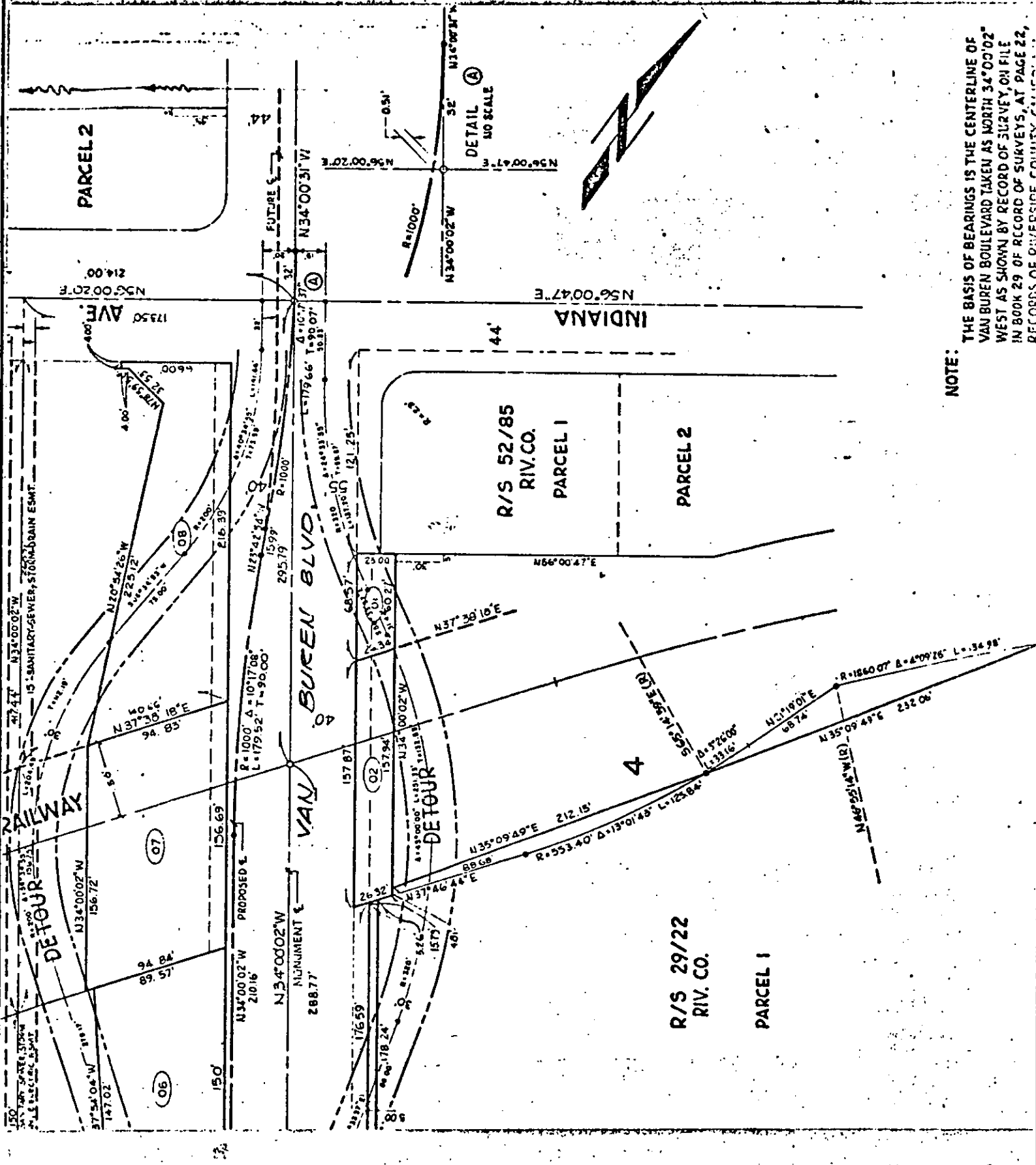
APPROVED AS TO FORM  
[Signature]  
NOTARY PUBLIC

CONSENT TO RECORDATION

THIS IS TO CERTIFY that the interest in real property conveyed by the within instrument to the City of Riverside, California, a municipal corporation, is hereby accepted by the undersigned officer on behalf of the City Council of said City pursuant to authority conferred by Resolution No. 14883 of said City Council adopted on January 25, 1983, and the grantee consents to the recordation thereof by its duly authorized officer.

Dated 7/8/83

[Signature]  
Property Services Manager  
Title:



NOTE:  
 THE BASIS OF BEARINGS IS THE CENTERLINE OF  
 VAN BUREN BOULEVARD TAKEN AS NORTH 34°00'02"  
 WEST AS SHOWN BY RECORD OF SURVEY ON FILE  
 IN BOOK 29 OF RECORD OF SURVEYS, AT PAGE 22,  
 RECORDS OF RIVERSIDE COUNTY.

• 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"=40' AS SHOWN DRAWN BY C.S. DATE 3/2/79 SUBJECT VAN BUREN BLVD. UNDERPASS 10655