

213737

When recorded mail to:

City Clerk's Office
City of Riverside
City Hall, 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)

RECEIVED FOR RECORD
5:00 Min. Past 3 o'clock P.M.
At Request of

C. B. Clark
Book 1983, Page

OCT 14 1983 213737

Recorded in Official Records
of Riverside County, California

William J. Pomeroy
Recorder

Fees \$

FOR RECORDER'S OFFICE USE ONLY

Project: CUP-24-823
SW corner Arlington Ave. and
Van Buren Boulevard

GRANT DEED

10727

THE ARLINGTON-RIVERSIDE ASSOCIATES, a California General Partnership,

Grantor s ,

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:

All that portion of Lot 277 of Camp Anza Subdivision No. 1,
as shown by map on file in Book 22, Page 82 of Maps, records
of said Riverside County, more particularly described as
follows:

BEGINNING at a point in the east line of said Lot distant
thereon South 0° 18' 00" West 11.32 feet from the most
southerly corner of that certain parcel of land conveyed to
the County of Riverside by Quitclaim Deed recorded July 24,
1959, as Instrument No. 64097 of Official Records of said
Riverside County; said point being the beginning of a tangent
curve with a radius of 32.50 feet and concaving southwesterly;

THENCE Northwesterly along said curve an arc length of 47.84
feet, thru a central angle of 84° 20' 25" to a point of tangency
in the southerly line of Arlington Avenue;

THENCE South 84° 02' 25" East, 11.32 feet to the beginning of
a tangent curve with a radius of 20.00 feet and concaving
southwesterly;

THENCE Southeasterly along said curve an arc length of 29.44
feet, thru a central angle of 84° 20' 25" to a point of
tangency in said east line of Lot 277;

The preceding two courses being along the southwesterly line
of said parcel so conveyed to the County of Riverside;

THENCE South 0° 18' 00" West, along said east line 11.32 feet
to the point of beginning.

Area - 111.38 square feet.

DESCRIPTION APPROVAL
[Signature]
BY _____
Recorder

213737

STATE OF CALIFORNIA

ss.

County of Orange
On this 5th day of October in the year 1983

before me
a Notary Public, State of California, duly commissioned and sworn, personally appeared

STEPHEN C. HOPKINS

personally known to me (or proved to me on the basis of satisfactory evidence) to be one of the partners of the partnership that executed the within instrument, and acknowledged to me that such partnership executed the same.

IN WITNESS WHEREOF I have hereunto set my hand and affixed my official seal, in the Orange County of Orange on the date set forth above in this certificate.



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This document is only a general form which may be proper for use in simple transactions and in no way acts, or is intended to act, as a substitute for the advice of an attorney. The publisher does not make any warranty, either express or implied, as to the legal validity of any provision or the suitability of these forms in any specific transaction.

Cowdery's Form No. 29 (Acknowledgment to Notary Public—Partnership) (C.C. Sec. 1190A.)

Mary F. Rossi
Notary Public, State of California.
My Commission Expires _____

THE ARLINGTON-RIVERSIDE ASSOCIATES,
a California General Partnership,

Dated 10-5-83

By [Signature]
STEPHEN C. HOPKINS

APPROVED AS TO FORM
[Signature]
CITY ATTORNEY

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 10/14/83

[Signature]
Property Services Manager
Title _____

213737

ARLINGTON AVE.

VAN BUREN BLVD.

EXIST. CURB

N. 84° 02' 25" W.

N. 84° 03' 00" W. REC.

S'LY. LINE DEED
2516/35.

MEAS. 11.32'

FUTURE CURB, R=35'

JULY 24, 1959
#64097 OFF. REC.

9' MIN.

N. 00° 18' 00" E.
11.32'

42.00'
FUTURE CURB
50.00'
EXIST. R/W

EXIST. R/W
Δ: 84° 20' 25" MEAS.
Δ: 84° 21' 00" REC.
R: 20.00'
L: 29.44'

FOR LOT 277 MS. 22 EX-22
PROP. R/W.
Δ: 84° 20' 25"
R: 32.50'
L: 47.84'



• 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

6/9-1

SCALE 1" = 20'

DRAWN BY GAS DATE 05/23/83

SUBJECT CUP-24-823

10727