

When recorded mail to

City Clerk's Office
City of Riverside
City Hall, 3900 Main Street
Riverside, California 92522

99942

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

At Request of

City of Riverside

Book 1984, Page

99942

MAY 1 1 1984

Recorded in Official Records of Riverside County, California

Recorder

W. J. ...

Fees \$

FOR RECORDER'S OFFICE USE ONLY

Project: Mt. Vernon Park Site

10867

GRANT DEED

VALENCIA HILLS HOMES LTD., a California Limited Partnership,

Grantor

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, does 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 the SE 1/4 of the NE 1/4 of Section 20, T. 2 S., R. 4 W., San Bernardino Meridian, as shown by United States Government Survey, more particularly described as follows:

COMMENCING at the most easterly corner of that certain parcel of land conveyed to the City of Riverside by a deed recorded November 9, 1977 as Instrument No. 223505 of Official Records of Riverside County;

THENCE North 77° 19' 52" West, 99.57 feet;

THENCE North 49° 18' 07" West, 28.96 feet to the true point of beginning; said point being also the beginning of a non-tangent curve with a radius of 51.00 feet and concaving northerly; the radial line of said curve at said beginning bears South 35° 58' 20" East;

THENCE Westerly to the right along said curve an arc length of 65.46 feet, thru a central angle of 73° 32' 43" to a point of tangency;

THENCE North 52° 25' 37" West, 49.67 feet to the beginning of a tangent curve with a radius of 100.00 feet and concaving southwesterly;

THENCE Northwesterly along said curve an arc length of 21.38 feet, thru a central angle of 12° 15' 00"; the preceding five courses being along the northerly line of said parcel so conveyed to the City of Riverside;

THENCE South 89° 52' 43" East, 118.72 feet;

THENCE South 0° 07' 17" West, 42.02 feet to said true point of beginning.

Area - 4,091.63 square feet.

DESCRIPTION APPROVAL
By George H. ... 12/7/83

99942

CAT. NO. NN00636
TO 1954 CA (7-82)

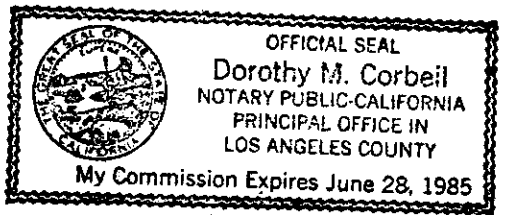
(Corporation as a Partner of a Partnership)



STATE OF CALIFORNIA }
COUNTY OF LOS ANGELES } SS.

On MAY 4, 1984 before me, the undersigned, a Notary Public in and for said State, personally appeared CARLYLE E. DAVIS 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 BOLIVAR E. RODRIGUEZ 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 STUMP DAVIS GREENBERG ACCOUNTANTS INC. the corporation that executed the within instrument on behalf of VALENCIA HILLS HOMES LTD the partnership that executed the within instrument, and acknowledged to me that such corporation executed the same as such partner and that such partnership executed the same.
WITNESS my hand and official seal.

99942



Signature Dorothy M. Corbeil

(This area for official notarial seal)

VALENCIA HILLS HOMES LTD.,
a California Limited Partnership
By: STUMP, DAVIS GREENBERG
ACCOUNTANTS, INCORPORATED,
GENERAL PARTNER

Dated 5-4-84

BY Carlyle E. Davis
President

BY Bolivar E. Rodriguez
Secretary

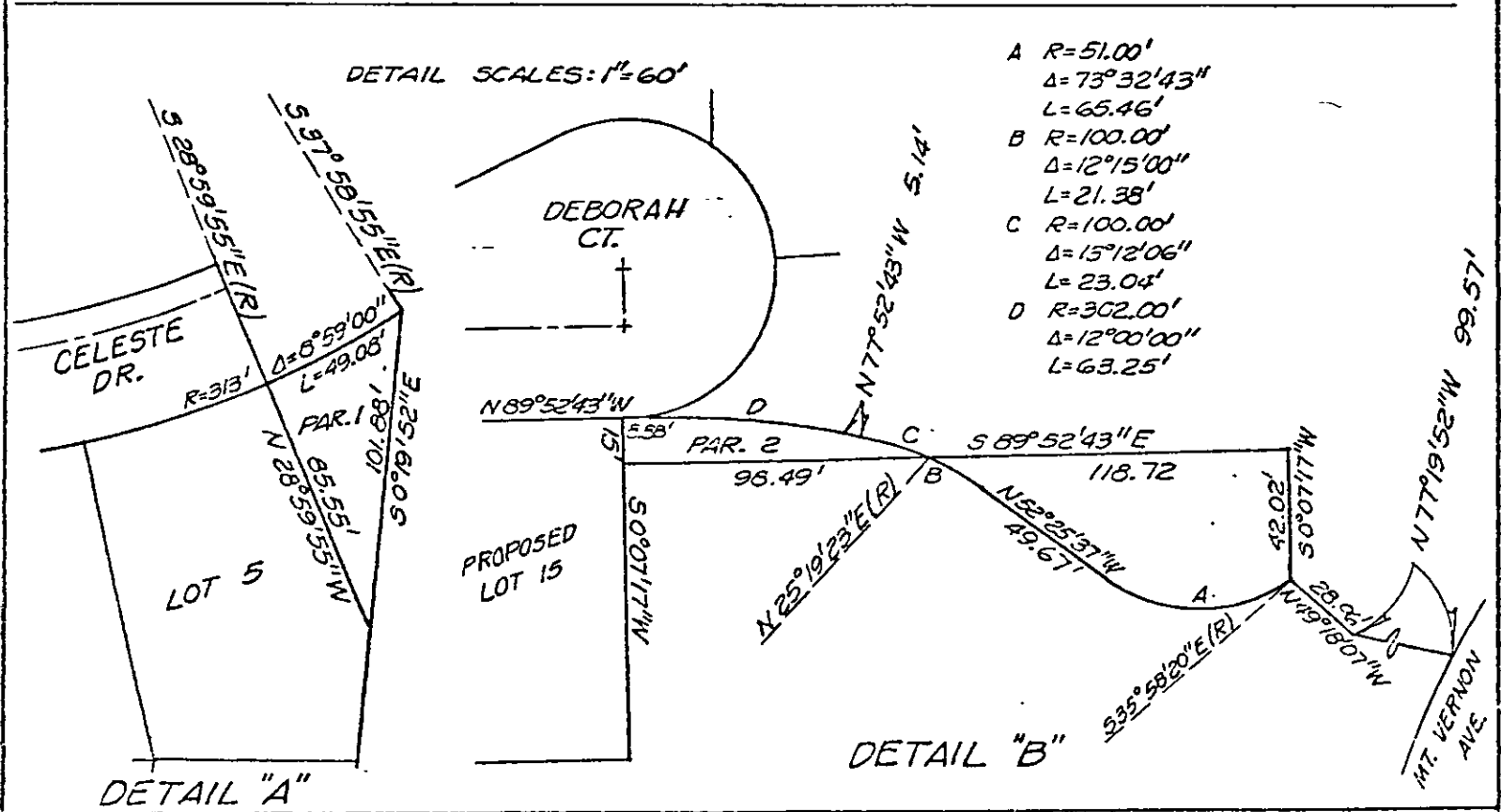
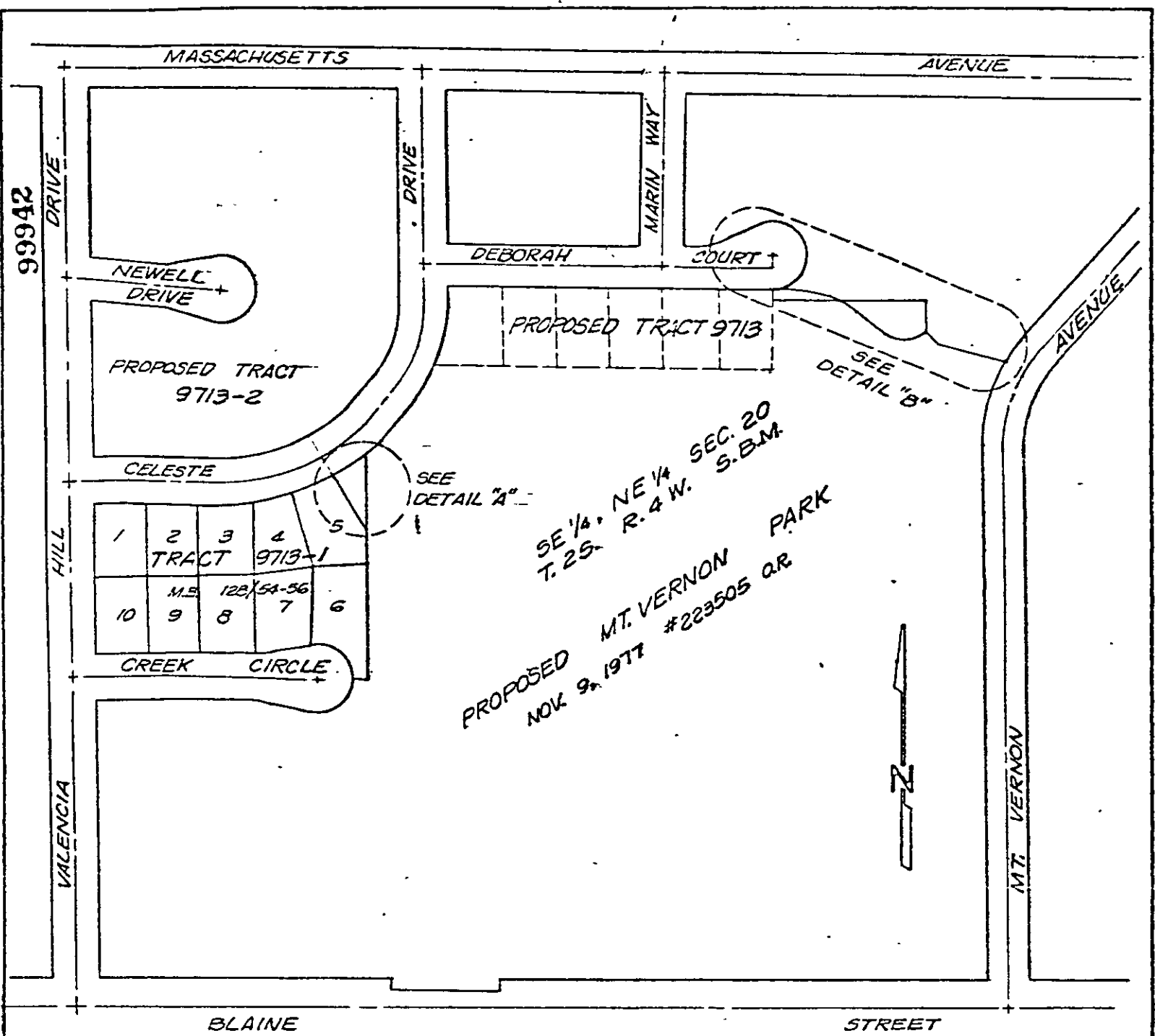
APPROVED AS TO FORM
[Signature]
ASST. CITY ATTORNEY

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 5/11/84

[Signature]
Property Services Manager
Title



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.

SCALE: 1" = 300' DRAWN BY KSS DATE 12/12/83 SUBJECT MT. VERNON PARK SHEET 1 OF 1 12/26-6

10867