

205849

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 2 o'clock P.M.  
At Request of  
*City Clerk*  
Book 1984, Page 205849  
SEP 21 1984  
Recorded in Official Records  
of Riverside County, California  
*William E. Corral*  
Recorder  
Fees \$

FOR RECORDER'S OFFICE USE ONLY

Project: PRD-12-834

GRANT DEED

10974

QUALITY INVESTMENTS, INC., a California corporation,

Grantor

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,  
do es 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:

Parcel 1

The East 5.00 feet of the South 255.34 feet of Lot 36 in  
Section 19, Township 2 South, Range 4 West of the Lands of the  
East Riverside Land Co., as shown by map on file in Book 6,  
Page 44 of Maps, records of San Bernardino County, California.

Area - 0.03 of an acre.

Parcel 2

That portion of the West half of Lot 35 in Section 19, Township  
2 South, Range 4 West of the Lands of the East Riverside Land  
Co., as shown by map on file in Book 6, Page 44 of Maps, records  
of San Bernardino County, California, more particularly described  
as follows:

BEGINNING at a point in the south line of said Lot distant  
thereon, North 89° 59' 33" West 100.37 feet from the southeast  
corner of said west half of Lot 35; said point being the  
centerline intersection of Edinburgh Avenue with said South  
line of Lot 35;

THENCE North 89° 59' 33" West, along said south line 32.39  
feet to the beginning of a non-tangent curve with a radius of  
43.00 feet and concave southwesterly; the radial line of said  
non-tangent curve at said beginning bears North 55° 55' 35"  
East;

THENCE Northwesterly along said non-tangent curve an arc  
length of 10.56 feet, thru a central angle of 14° 04' 24" to  
the beginning of a reverse curve with a radius of 37.00 feet  
and concave to the south;

THENCE Northwesterly to the right along said curve an arc  
length of 147.34 feet, thru a central angle of 228° 09' 16"  
to the end thereof;

THENCE South 0° 00' 12" West, 17.50 feet;

THENCE South 8° 18' 19" East, 18.19 feet to said south line  
of Lot 35;

THENCE North 89° 59' 33" West, along said south line 25.00 feet to the point of beginning.

Area - 0.10 of an acre.

205849

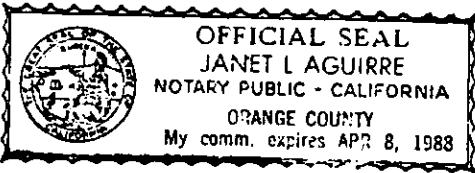
DESCRIPTION APPROVAL  
by George W. Hutchinson 7/11/84 by [Signature]

STATE OF CALIFORNIA

COUNTY OF Orange

} ss.

On this 26th day of July, in the year 1984, before me, the undersigned, a Notary Public in and for said State, personally appeared Ira L. Brummell, President Rose Mary Ann Brummell, Secretary, personally known to me (or proved to me on the basis of satisfactory evidence) to be the persons who executed the within instrument on behalf of the Corporation therein named, and acknowledged to me that the Corporation executed it.



205849

WITNESS my hand and official seal.

Janet L. Aguirre  
Notary Public in and for said State.

ACKNOWLEDGMENT - Corporation - Wolcotts Form 222CA-X - Rev. 5-82  
© 1982 WOLCOTTS, INC

QUALITY INVESTMENTS, INC.,  
a California corporation,

Dated 7-24-84

By [Signature]

By Rose Mary Ann Brummell Sec.

APPROVED AS TO FORM  
Carolyn Cooper 9-17-84  
SENIOR DEPUTY 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.

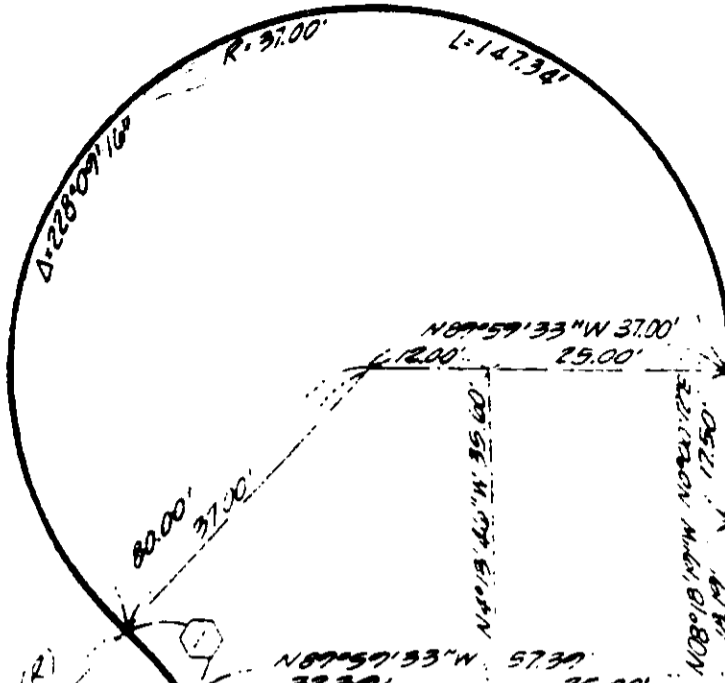
Dated 9/21/84

[Signature]  
Property Services Manager  
Title

LOT 35 SEC. 19 T.2S, R.4W. S.B.M.

205849

① Δ = 14°04'24"  
 P = 43.00'  
 L = 10.96'  
 T = 5.31'



WEST HALF LOT 35  
 EAST LINE  
 WEST HALF LOT 35

SOUTH LINE  
 WEST HALF LOT 35  
 N89°59'33" 320.09'

N41°08'11"E 42.00'  
 S55°55'35"E (R)

100.37'

SOUTHEAST COR.  
 WEST HALF LOT 35



WEST R/W

EXISTING NORTHERLY  
 TERMINUS EDINBURGH  
 AVENUE

EXISTING EDINBURGH AVE.  
 10°00'12"E 21.00'

EAST R/W

• 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 2

12/19-1

SCALE: 1" = 20'

DRAWN BY

DATE 6/25/84

SUBJECT PRD-12-834

205849

BLAINE ST.



NORTH IOWA AVENUE

SOUTH LINE OF UNIVERSITY BAPTIST CHURCH PROPERTY PER DEED REC. AUGUST 19, 1956 AS INST NO. 50027

WEST LINE LOT 36 EXISTING EAST R.W. 255.34'

LOT 36 SEC. 19 T.29S., R.4W. S.B.M.

N87°59'33"W 639.17' SOUTH LINE LOT 36

50.00' 55.00'

55'

SOUTHWEST COR. LOT 36

• 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 2 OF 2

12/19-1

SCALE: 1" = 40'

DRAWN BY \_\_\_\_\_ DATE 6/25/89

SUBJECT PRD-12-834

203133

RECORDING REQUESTED BY:

WHEN RECORDED MAIL TO:

City Clerks Office  
City of Riverside  
City Hall, 3900 Main Street  
Riverside, California 92522

RECEIVED FOR RECORD

Min. Past 3 o'clock P.M.

At Request of

*Tom R...*

Book 1984, Page

203133

SEP 18 1984

Recorded in Official Records  
of Riverside County, California

*William J. ...*

Recorder

Fees \$

PARTIAL RECONVEYANCE

Weyerhaeuser Mortgage Company, A Calif. Corp. does hereby partially release and reconvey from that certain Deed of Trust recorded on July 12, 1984 as instrument number 150620. in the office of the County Recorder of Riverside County, California, the following described real property:

✓ " SEE EXHIBIT A ATTACHED  
HERETO AND MADE A PART  
HEREOFF"

Dated: September 13, 1984

Weyerhaeuser Mortgage Company

By: *Douglas R. Weld*  
Douglas R. Weld, Asst. Vice President

STATE OF CALIFORNIA }  
COUNTY OF Los Angeles } ss.

On this 14th day of September, 1984, before me, the undersigned,  
a Notary Public in and for said County and State, personally appeared

Douglas R. Weld

known to me to be the Assist Vice-President, and  
known to me to be the Secretary of the corporation that executed the within instrument,  
and known to me to be the persons who executed the within instrument on behalf of the corporation therein  
named, and acknowledged to me that such corporation executed the same, pursuant to its laws, or a resolu-  
tion of its Board of Directors.

WITNESS my hand and official seal.

Signature

*Deborah Hannah*  
Deborah Hannah



Name (Typed or Printed)

(This area for official seal)

ACKNOWLEDGMENT - CORPORATION

203133

10974

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EXHIBIT A  
Page 1 of 2 Pages

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

Parcel 1

The East 5.00 feet of the South 255.34 feet of Lot 36 in Section 19, Township 2 South, Range 4 West of the Lands of the East Riverside Land Co., as shown by map on file in Book 6, Page 44 of Maps, records of San Bernardino County, California.

Area - 0.03 of an acre.

Parcel 2

That portion of the West half of Lot 35 in Section 19, Township 2 South, Range 4 West of the Lands of the East Riverside Land Co., as shown by map on file in Book 6, Page 44 of Maps, records of San Bernardino County, California, more particularly described as follows:

BEGINNING at a point in the south line of said Lot distant thereon, North  $89^{\circ} 59' 33''$  West 100.37 feet from the southeast corner of said west half of Lot 35; said point being the centerline intersection of Edinburgh Avenue with said South line of Lot 35;

THENCE North  $89^{\circ} 59' 33''$  West, along said south line 32.39 feet to the beginning of a non-tangent curve with a radius of 43.00 feet and concave southwesterly; the radial line of said non-tangent curve at said beginning bears North  $55^{\circ} 55' 35''$  East;

THENCE Northwesterly along said non-tangent curve an arc length of 10.56 feet, thru a central angle of  $14^{\circ} 04' 24''$  to the beginning of a reverse curve with a radius of 37.00 feet and concave to the south;

THENCE Northwesterly to the right along said curve an arc length of 147.34 feet, thru a central angle of  $228^{\circ} 09' 16''$  to the end thereof;

THENCE South  $0^{\circ} 00' 12''$  West, 17.50 feet;

THENCE South  $8^{\circ} 18' 19''$  East, 18.19 feet to said south line of Lot 35;

THENCE North  $89^{\circ} 59' 33''$  West, along said south line 25.00 feet to the point of beginning.

Area - 0.10 of an acre.



10974

203133

Parcel 3

That certain easement granted to the City of Riverside described as follows.

That portion of Lot 36 in Section 19, Township 2 South, Range 4 West of the Lands of the East Riverside Land Co., as shown by map on file in Book 6, Page 44 of Maps, records of San Bernardino County, California, more particularly described as follows:

COMMENCING at a point in the east line of said Lot distant thereon, South  $0^{\circ} 00' 23''$  West 11.00 feet from the northeast corner of said Lot; said point being in the line which is parallel with and distant 44.00 feet south as measured at right angle from the centerline of Blaine Street;

THENCE West along said parallel line 10.00 feet to the true point of beginning; said point being in the west line of that certain easement conveyed to the City of Riverside by a deed recorded June 8, 1962, as Instrument No. 53742 of Official Records of said Riverside County;

THENCE continuing West along said parallel line 35.32 feet;

THENCE South  $45^{\circ} 00' 00''$  East, 49.94 feet to the west line of said easement;

THENCE North  $0^{\circ} 00' 23''$  East, along the west line of said easement 35.31 feet to said true point of beginning.

Area - 0.014 of an acre.

