

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

257660

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
Min. Past 2 o'clock P.M.
At Request of
City Clerk
Book 1984, Page 257660

NOV 30 1984

Recorded in Official Records
of Riverside County, California

William E. Bonney
Recorder
Fees \$

FOR RECORDER'S OFFICE USE ONLY

Project: PRD-24-834

GRANT DEED

11013

PONDEROSA EQUITIES, a 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 Lot 22 of Bixmill Tract, as shown by map on file in Book 16, Page 30 of Maps, records of said Riverside County, more particularly described as follows:

BEGINNING at the southeast corner of Hampshire Subdivision, as shown by map on file in Book 34, Page 78 of Maps, records of said Riverside County; said corner being in the north line of Arlington Avenue, a 110.00 foot wide street;

THENCE North 00° 23' 28" West, along the east line of said Hampshire Subdivision 49.50 feet;

THENCE South 89° 30' 00" East, parallel with said centerline of Arlington Avenue 1.77 feet to the beginning of a tangent curve, concave to the southwest, having a radius of 25.00 feet;

THENCE southerly along said curve an arc length of 39.27 feet, thru a central angle of 90° 00' 00";

THENCE South 00° 30' 00" West, tangent to said curve 1.49 feet to the beginning of a tangent curve, concave to the northwest, having a radius of 35.00 feet;

THENCE southwesterly along said curve an arc length of 25.10 feet, thru a central angle of 41° 04' 56" to said north line of Arlington Avenue;

THENCE North 89° 30' 00" West, along said north line 17.38 feet to the point of beginning.

Area - 0.025 of an acre.

DESCRIPTION APPROVAL
by George B. Hutchings Surveyor

257660

257660
2006 (6/82) - (Corporation as a Partner of a Limited Partnership)
First American Title Company

STATE OF ~~CALIFORNIA~~ ^{NEVADA}
COUNTY OF ~~CLARK~~ ^{CLARK} ss.

On November 26, 1984 before me, the undersigned, a Notary Public in and for
said State, personally appeared Lewis Hildreth and

_____ personally known to me (or proved to me on the
basis of satisfactory evidence) to be the persons who executed the within instrument as _____

President and _____ Secretary, on behalf of _____

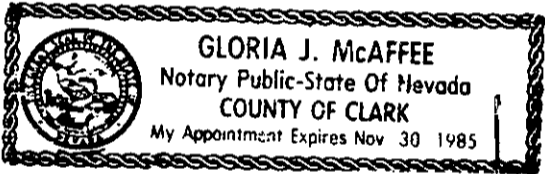
Ponderosa Equities Corporation
the corporation therein named, and acknowledged to me that said
corporation executed the within instrument pursuant to its by-
laws or a resolution of its board of directors, said corporation being

known to me to be the general partner of _____

Ponderosa Equities
the limited 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.

Signature Gloria J. McAfee



(This area for official notarial seal)

PONDEROSA EQUITIES,
a limited partnership,
By: PONDEROSA EQUITIES CORPORATION
a Nevada corporation
General Partner

By: [Signature]
Lewis Hildreth, President

Dated November 26, 1984

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 11/30/84

[Signature]
Property Services Manager
Title _____

11048

Basis of Bearings
 is the center line of
 Arlington Av. per
 M.B. 26/40 taken
 as N 89° 30' 00" W

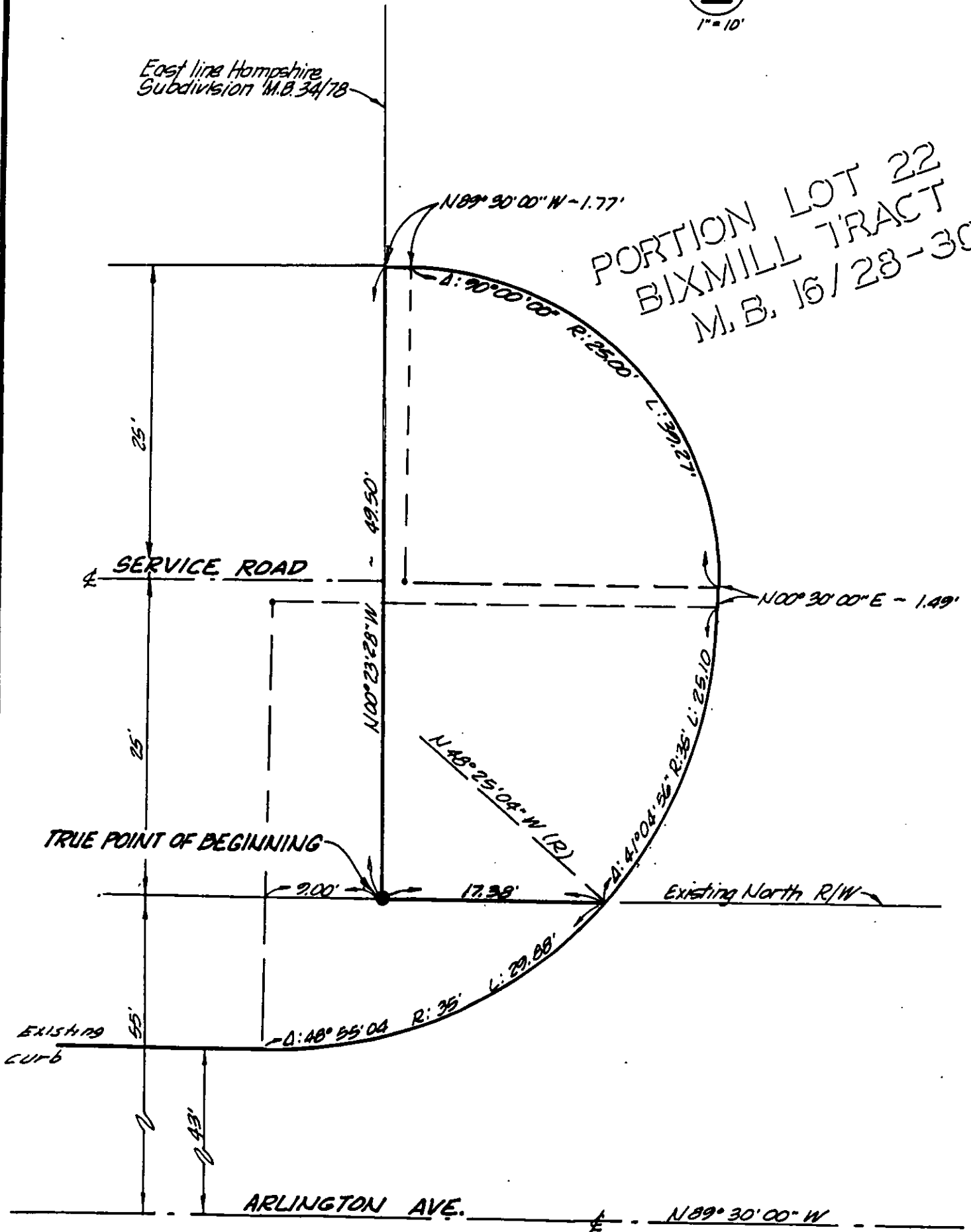
Area of subject
 property 0.0255 acres

257660



East line Hampshire
 Subdivision M.B. 34/78

PORTION LOT 22
 BIXMILL TRACT
 M.B. 16/28-30



L.D. LANSING & ASSOCIATES, INC.
 ENGINEERS · PLANNERS
 1881 BUSINESS CENTER DRIVE · SUITE 8
 SAN BERNARDINO, CALIFORNIA 92408
 714-825-5373 714-889-0203

SUBJECT:

SHELTER CREEK APARTMENT SITE

This plat is solely an aid in locating the parcel described in the attached document.

(LEGAL 25)

DATE: 10-1-84

SCALE: 1" = 10'

DRAWN BY: JFN

NO. 84017

SHEET 2 OF 2

11048