

11617

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
1 1/2 Mtn. Past 2 o'clock P.M.

JAN 18 1985

Recorded in Official Records
of Riverside County, California

William E. Smith
RECORDER
Fees \$

11090

FOR RECORDER'S OFFICE USE ONLY

Project: Van Buren Boulevard Widening
Parcel 30

GRANT DEED

HOMERO MERUELO and BELINDA MERUELO, husband and wife, as joint tenants, 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:

That portion of Lot 12 in Block 9 of The Lands of the Riverside Land & Irrigating Co., 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 intersection of the centerline of Van Buren Boulevard with the centerline of California Avenue;

THENCE North 34° 16' 02" West, along said centerline of Van Buren Boulevard 976.17 feet;

THENCE North 55° 43' 58" East, 47.00 feet to its intersection with a line which is parallel with and distant 47.00 feet northeasterly, as measured at right angle, from said centerline of Van Buren Boulevard; said intersection being also the beginning of a tangent curve with a radius of 953.00 feet, concaving easterly and being tangent to said parallel line;

THENCE Northeasterly along said curve an arc length of 212.23 feet, thru a central angle of 12° 45' 33" to the northwesterly line of that certain parcel of land conveyed to Leslie J. Burke, et ux., by deed recorded November 17, 1947, as Instrument No. 1833 of Official Records of Riverside County, and to the true point of beginning;

THENCE continuing Northwesterly along said curve an arc length of 184.64 feet, thru a central angle of 11° 06' 04" to the southeasterly line of Lot 1 of The Resubdivision of Arlington Suburban Estates, as shown by map on file in Book 13, Page 75 of Maps, records of said Riverside County;

THENCE South 55° 42' 45" West, along said southeasterly line 53.15 feet to the westerly line of said Lot 12;

THENCE South 0° 20' 40" West, along said westerly line 10.12 feet to the most northerly corner of that certain parcel of land conveyed to the City of Riverside by deed recorded May 29, 1928, in Book 722, Page 213 of Deeds, records of said Riverside County; said corner being also the beginning of a tangent curve with a radius of 167.00 feet and concaving easterly;

THENCE Southerly and Southeasterly along said curve an arc length of 100.88 feet, thru a central angle of 34° 36' 42" to the southwesterly line of said Lot 12;

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THENCE South 34° 16' 02" East, along said southwesterly line 71.83 feet to the most westerly corner of said parcel so conveyed to Leslie J. Burke, et ux.;

THENCE North 55° 42' 45" East, along said northwesterly line 30.53 feet to said true point of beginning.

Area - 8,692.72 square feet.

Dated 1-14-85

Homero Meruelo
HOMERO MERUELO
Belinda Meruelo
BELINDA MERUELO

Approved as to Description

George P. Hutchinson
Surveyor, City of Riverside

10, 12, 84 by AS

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 January 25, 1983, and the grantee consents to recordation thereof by its duly authorized officer.

Dated 1/18/85

Michelle J. Garcia
Property Services Manager
Title

3M/Cp - 1/M2/EEa

APPROVED AS TO FORM
[Signature]
NOTARY

STATE OF CALIFORNIA

COUNTY OF LOS ANGELES

} ss.

On this 14th day of January, in the year 1985, before me, the undersigned, a Notary Public in and for said State, personally appeared HOMERO MERUELO & BELINDA MERUELO

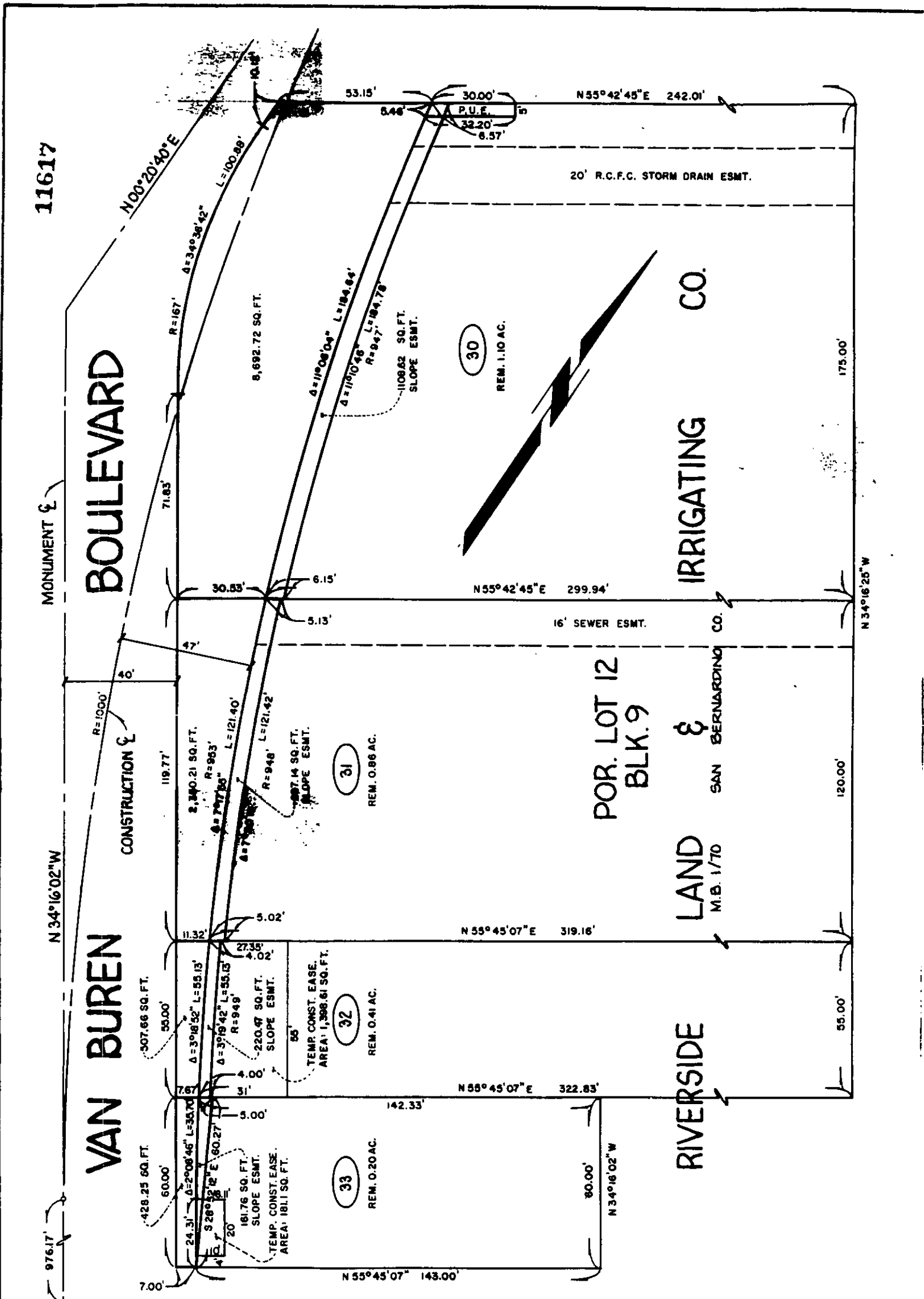
_____, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person S whose name S ARE subscribed to the within instrument, and acknowledged to me that they executed it.

WITNESS my hand and official seal.

Patricia L. Small
Notary Public in and for said State.

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MONUMENT

BOULEVARD

VAN BUREN

CALIFORNIA AVENUE

IRRIGATING CO.

POR. LOT 12
BLK. 9

LAND &
M.B. 1/70
SAN BERNARDINO CO.

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" = 40'

DRAWN BY SK. DATE 6/27/80

SUBJECT VAN BUREN BOULEVARD WIDENING

SHEET 16 OF 18

11090