

When recorded mail to:

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

97758

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 10 o'clock

MAY - 8 1985

Recorded in Official Records  
of Riverside County, California

William E. Stutz  
RECORDER  
Fees \$4

FOR RECORDER'S OFFICE USE ONLY

Project: Parcel Map 19617

11198

GRANT DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, MORENO INDUSTRIAL DEVELOPMENT, a California limited partnership, Grantor, does hereby grant to the CITY OF RIVERSIDE, a municipal corporation of State of California, Grantee, the real property in the City of Riverside, County of Riverside, State of California, described as follows:

Parcel A of Parcel Map 19617 as shown by map on file in Book 128 of Parcel Maps at pages 91-103 through inclusive thereof, Official Records of Riverside County, California.

By accepting this conveyance, the Grantee covenants that at such time as the Department of Transportation of the State of California (CALTRANS) determines the precise portion of the real property above described required by it to construct a northbound on-ramp from Eucalyptus Avenue to Interstate 215 and requests its transfer, the Grantee shall convey to the State of California or its agency CALTRANS all of its right, title and interest to said portion of the above-described property and shall commence immediately thereafter proceedings to vacate the remainder of the above-described property, if any, and to convey its title to the Grantor's successor-in-interest as to the immediately adjacent property.

IN WITNESS WHEREOF, this Grant Deed has been executed as of the 6<sup>TH</sup> day of May, 1985.

Moreno Industrial Development,  
a California Limited Partnership

By: T & S Development, Inc.,  
a California corporation,  
Managing General Partner

By: Mark A. Thompson  
Mark A. Thompson, President

By: Moreno Industrial Development  
Corporation, a California  
corporation, General Partner

T & S Development, Inc.,  
a California corporation,  
as Attorney in Fact

By: Mark A. Thompson  
Mark A. Thompson, President

APPROVED AS TO FORM

Andrew  
ASST. CITY ATTORNEY

11198

DESCRIPTION APPROVAL 5/1/85  
George P. Hultquist  
SURVEYOR, CITY OF RIVERSIDE

97758

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 5/2/85

[Signature]  
Title Property Services Manager

3006 (6/82) - (Corporation as a Partner of a Limited Partnership, tip)  
First American Title Company

97758

STATE OF CALIFORNIA )  
COUNTY OF Riverside ) ss.

On MAY 6, 1985 before me, the undersigned, a Notary Public in and for said State, personally appeared MARK A. THOMPSON and

[Signature], 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 T & S Secretary, on behalf of

Development, Inc.

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 <sup>MANAGING</sup> general partner of Moreno

Industrial Development

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 Gail F. Riley



(This area for official notarial seal)

STATE OF CALIFORNIA )  
COUNTY OF RIVERSIDE ) SS.

On MAY 6, 1985, before me, the undersigned, a Notary Public in and for said State, personally appeared Mark A. Thompson, personally known to me (or proved to me on the basis of satisfactory evidence) to be the President, and known to me to be the persons who executed the within instrument on behalf of said T & S Development, Inc., the corporation that executed and whose name is subscribed to the within instrument as the attorney-in-fact of Moreno Industrial Development Corporation, one of the partners of the partnership that executed the within instrument, and acknowledged to me that they subscribed the name of T & S Development, Inc., as attorney-in-fact for said Moreno Industrial Development Corporation, and that said T & S Development, Inc. executed the same as such attorney-in-fact and further acknowledged to me that such partnership executed the same.

WITNESS my hand and official seal.

Signature Gail F. Riley

(Notary Seal)



97758