

76856

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
Min. Past 2 o'clock

MAR 20 1987
Recorded in Official Records
of Riverside County, California
William E. ...
Recorder

FOR RECORDER'S OFFICE USE ONLY

Project: R-76-856
2907 Madison Street

GRANT DEED

ROGELIO PEREZ, who took title as ROJELIO PEREZ and YOLANDA PEREZ, husband and wife as joint tenants, Grantors, FOR 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:

All those portions of Lot 1 of St. Frances Heights, as shown by map on file in Book 11, Page 41 of Maps, records of said Riverside County, described as follows:

PARCEL 1

The southeasterly 4.00 feet of said Lot 1;

EXCEPTING therefrom all that portion as conveyed to the City of Riverside by Grant Deed recorded March 24, 1967, as Instrument No. 24942, and by Grant Deed recorded April 13, 1984, as Instrument No. 76695 of Official Records of said Riverside County.

AREA - 236 square feet

PARCEL 2

BEGINNING at the most westerly corner of said Lot 1;

THENCE North 56° 00' 25" East, along the northwesterly line of said Lot a distance of 4.00 feet to a line which is parallel with and distant 4.00 feet northeasterly as measured at right angle from the southwesterly line of said Lot;

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THENCE South 34° 00' 00" East, along said parallel line 36.74 feet to a point in the northeasterly line of said parcel conveyed to the City of Riverside, recorded April 13, 1984, as Instrument No. 76695; said point being the beginning of a non-tangent curve with a radius of 39.50 feet and concaving northeasterly; the radial line of said curve at said point bears South 26° 51' 32" West;

THENCE northwesterly along said curve an arc length of 11.18 feet thru a central angle of 16° 13' 22" to said southwesterly line of Lot 1;

THENCE North 34° 00' 00" West, along said southwesterly line 26.34 feet to the POINT OF BEGINNING.

AREA - 129.1 square feet.

Dated June 27, 1986

Rogelio Perez
ROGELIO PEREZ who took title
as ROJELIO PEREZ
Yolanda Perez
YOLANDA PEREZ

DESCRIPTION APPROVAL
Kevin P. ...
Surveyor

APPROVED AS TO FORM

Kathleen M. Gonzala
SENIOR DEPUTY CITY ATTORNEY 6-27-86

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 3/20/87

Melvin ...
Title Property Services Manager

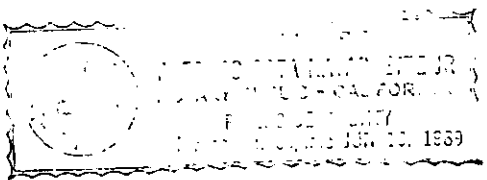
0043X/m - 3464m/b

STATE OF CALIFORNIA }
COUNTY OF Riverside } ss.

On this 24 day of June, in the year 19 86
before me, the undersigned, a Notary Public in and for said State, personally appeared

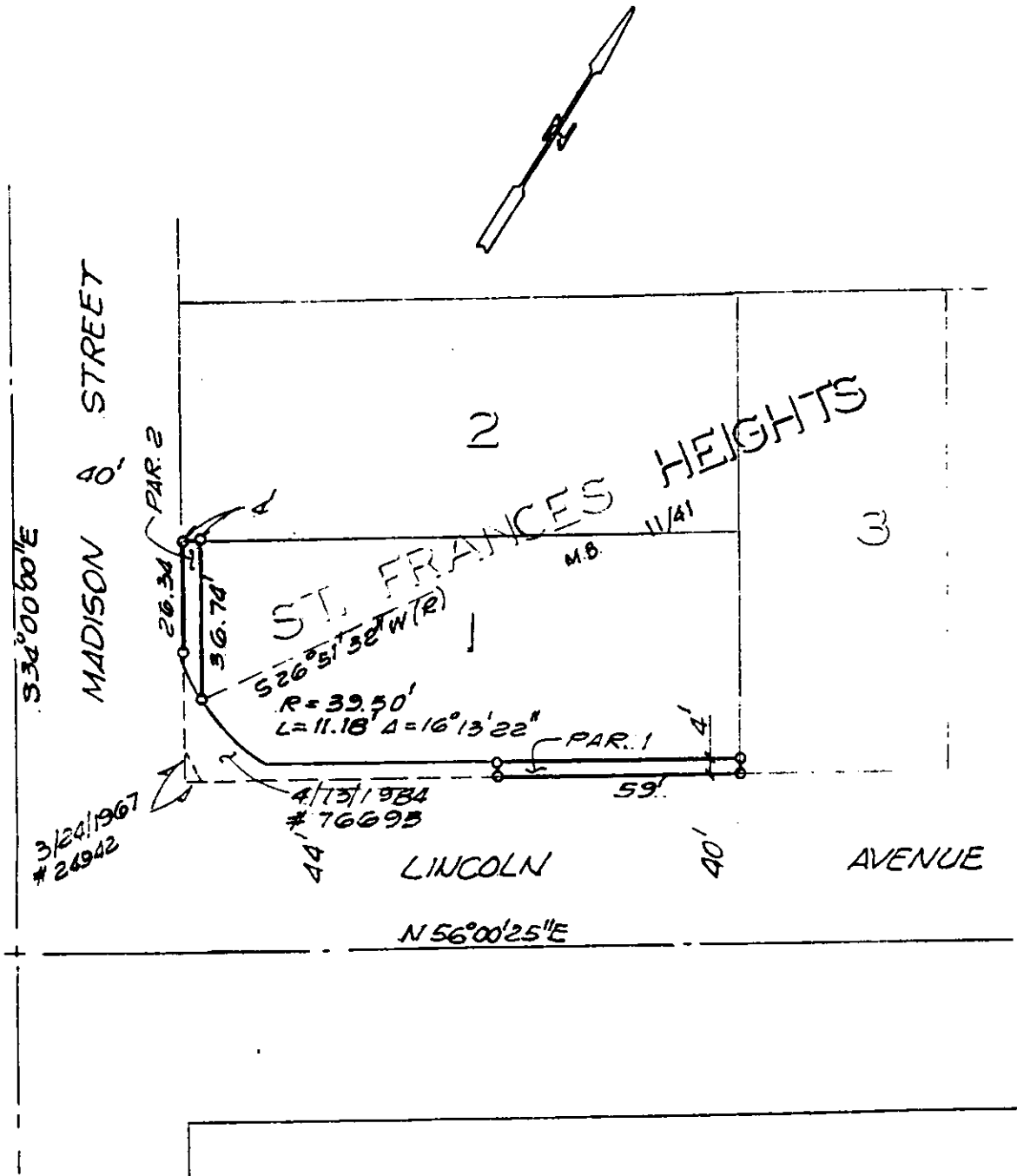
Rogelio Perez
Yolanda Perez, personally known to me
(or proved to me on the basis of satisfactory evidence) to be the person whose name I
subscribed to the within instrument, and acknowledged to me that he
executed it.

WITNESS my hand and official seal



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• 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 1

5/36

SCALE: 1" = 40'

DRAWN BY GS DATE 5/19/86

SUBJECT R-76-856, 2907 MADISON ST.