

159103

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 RECORDER
Min. Past 10 o'clock AM

JUN 10 1988

Recorded in Official Records of Riverside County, California

William E. Smith
RECORDER
Fee \$

FOR RECORDER'S OFFICE USE ONLY

Project: California Ave.
Storm Drain
Parcel 5

17173

GRANT DEED

WAYNE C. GUTHRIE, a single man, Grantor, FOR 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:

That portion of Lot 40 of California Estates, as shown by map on file in Book 26, Page 100 of Maps, records of Riverside County, California, described as follows:

BEGINNING at the most westerly corner of said Lot;

THENCE North 56° 00' 00" East, along the northwesterly line of said Lot, a distance of 21.25 feet to the beginning of a tangent curve concaving easterly and having a radius of 30.00 feet;

THENCE westerly to the left along said curve through a central angle of 45° 05' 58" an arc length of 23.61 feet to the southwesterly line of said Lot;

THENCE North 34° 00' 00" West, along said southwesterly line, a distance of 8.82 feet to the POINT OF BEGINNING.

Area - 58.3 square feet.

Dated June 6, 1988

Wayne C. Guthrie
WAYNE C. GUTHRIE

DESCRIPTION APPROVAL 4/7/88
George P. Hutchinson by Kgo
SUNVEOR, CITY OF RIVERSIDE

APPROVED AS TO FORM

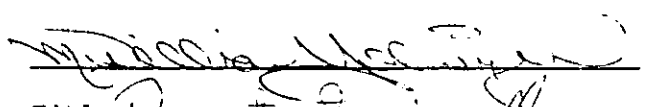
Robert A. Harris 6/18

159103

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 6/16/88

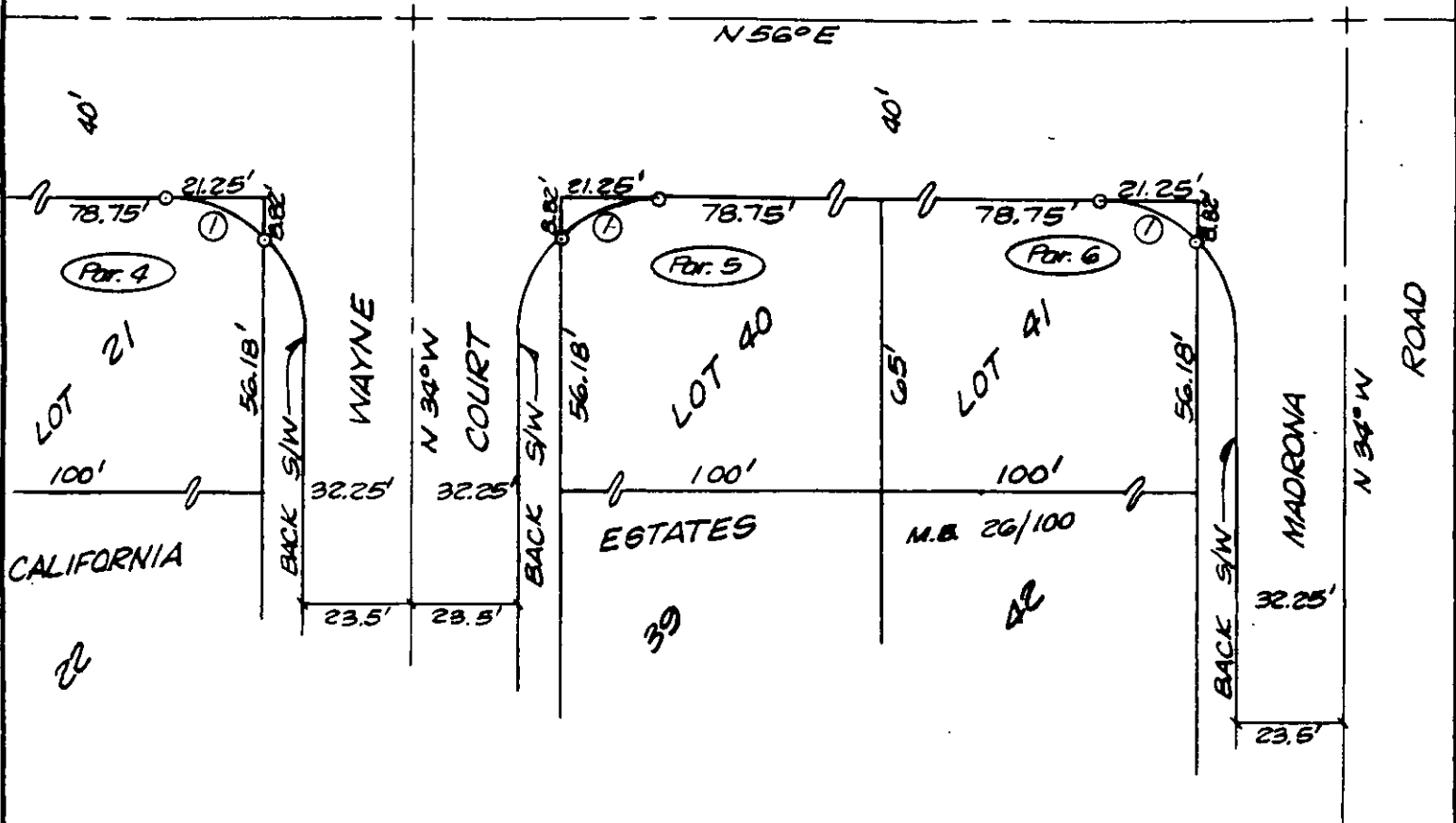

Title Property Services Manager

311.5/m - SURVEY.472/c

159103

CALIFORNIA

AVENUE



Por. 4

Por. 5

Por. 6

LOT 21

LOT 40

LOT 41

WAYNE COURT

MADRONA ROAD

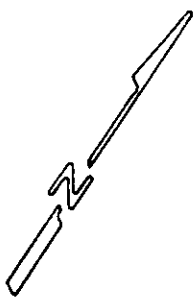
CALIFORNIA

ESTATES

M.B. 26/100

39

42



CURVE DATA

No	R	Δ	L
1	30'	45° 05' 58"	23.61'

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 3

5/8

SCALE: 1" = 40'

DRAWN BY K98 DATE 3/29/88

SUBJECT CALIFORNIA AVE. STORM DRAIN-S/W

12172