

167185

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
AT 2:00 O'CLOCK P.M.

JUN 17 1988

Recorded in Official Records
of Riverside County, California

William E. Gentry
Recorder

Fees \$

Project: California Ave.
Storm Drain
Parcel 8

FOR RECORDER'S OFFICE USE ONLY

GRANT DEED

CRAIG A. DOWNS and PHUONG LAN THI DOWNS, 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:

That portion of Lot 61 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 northerly corner of said Lot;

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

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

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

Area - 58.3 square feet.

Dated JUNE 13, 1988

Craig A. Downs
CRAIG A. DOWNS

Phuong Lan Thi Downs
PHUONG LAN THI DOWNS

APPROVED AS TO FORM

Kathleen M. Brizel
ASST. CITY ATTORNEY

DESCRIPTIVE APPROVAL 4/7/88
George P. Hutchinson
SURVEYOR, CITY OF RIVERSIDE


12176

CONSENT TO RECORDATION

167185

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 6/17/88


Title Property Services Manager

311.5/m - SURVEY.470/c

167185

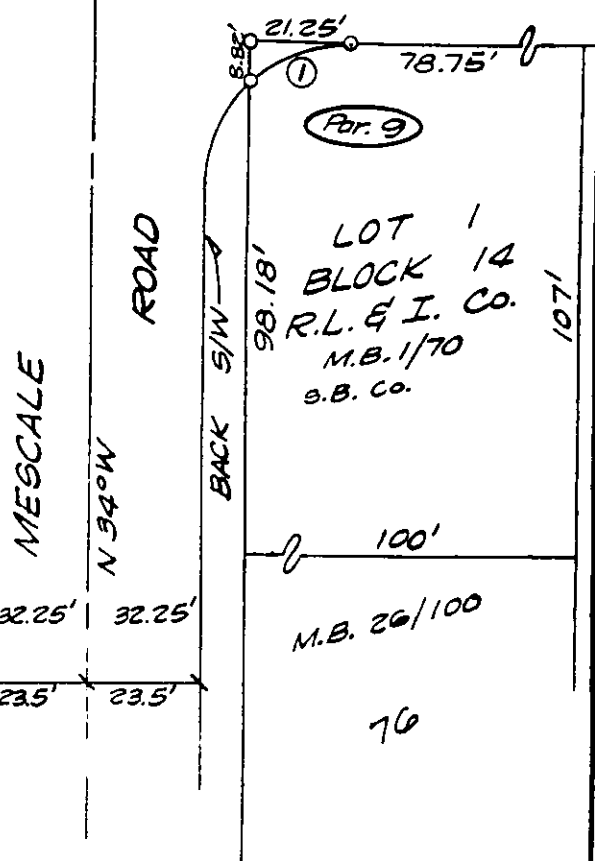
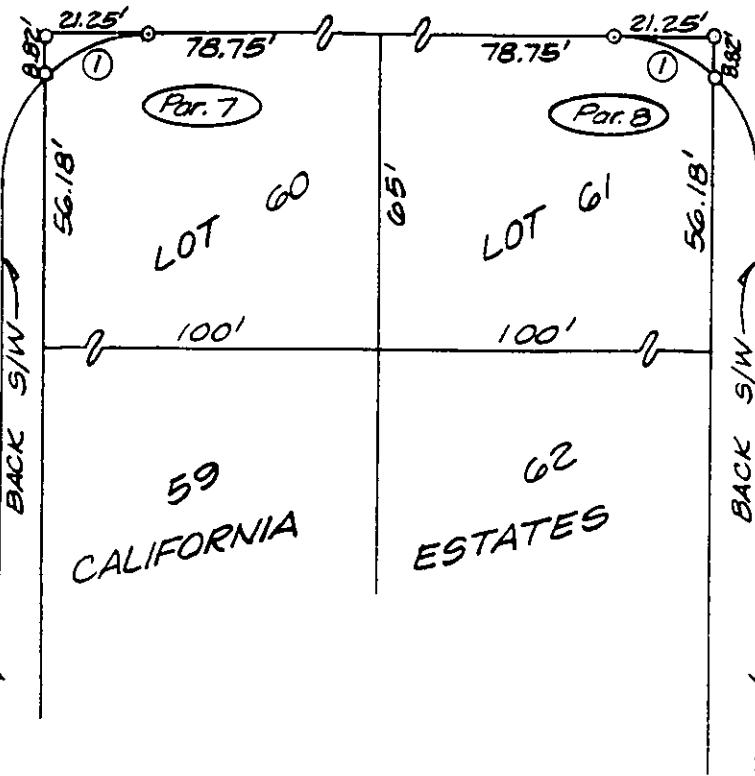
CALIFORNIA

AVENUE

N 56° E

40'

40'



N 34° W
MADRONA ROAD
32.25'

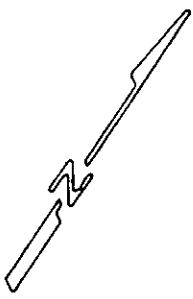
BACK S/W

BACK S/W

MESCALE ROAD

N 34° W

BACK S/W



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 3 OF 3

5/8

SCALE: 1" = 40'

DRAWN BY Kgs DATE 3/30/98

SUBJECT CALIFORNIA AVE. STORM DRAIN - S/W

12176