

051249

When recorded mail to:
City Clerk's Office
City of Riverside
City Hall, 3900 Main Street
Riverside, California 92522

RECEIVED FOR RECORD
AT 2:00 O'CLOCK P.M.
FEB 17 1989
Recorded in Official Records
of Riverside County, California
William F. Brown
Recorder
Fee \$

FREE RECORDING
This instrument is for the benefit
of the City of Riverside and is
entitled to be recorded without
fee. (Government Code 6103)

FOR RECORDER'S OFFICE USE ONLY

Project: VAC-15-867
Neva Place

12379

GRANT DEED

JACOBS DEVELOPMENT COMPANY, a California corporation, 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:

See Exhibit "A" attached.

Dated FEBRUARY 14, 1989

JACOBS DEVELOPMENT COMPANY,
a California corporation
By *Gary Cook*
Title *President*
AND SECRETARY
By _____

APPROVED AS TO FORM
Kathleen M. Gansel
ASST. CITY ATTORNEY

STATE OF CALIFORNIA RIVERSIDE) ss.
COUNTY OF _____

On FEBRUARY 14, 1989, before me, the undersigned, a Notary Public in and for said State, personally appeared DOUG JACOBS and

_____ personally known to me (or proved to me on the basis of satisfactory evidence) to be the persons who executed the within instrument as

THE President and THE Secretary, on behalf of JACOBS DEVELOPMENT COMPANY

the corporation therein named, and acknowledged to me that such corporation executed the within instrument pursuant to its by-laws or a resolution of its board of directors.

WITNESS my hand and official seal.



Signature *Dianne Galuszka*

(This area for official notarial seal)

12379


3002 (6/82) - (Corporation) First American Title Insurance Company

51249

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 2/17/89


Title Property Services Manager

0005u/m - 0386u/k

EXHIBIT "A"

LEGAL DESCRIPTION

PARCEL 1

Portions of Lots 9 and 10 of Seid Tract, as shown by map on file in Book 24 of Maps, at Page 61 thereof, Records of Riverside County, California, being more particularly described as follows:

Beginning at a point on the West line of said Lot 9, said point being on a line parallel with and distant 57.00 feet southerly, as measured at right angles to the centerline of Central Avenue;

Thence North $89^{\circ} 13' 30''$ East, along said parallel line, a distance of 114.10 feet to the beginning of a tangent curve, concave southwesterly, have a radius of 34.50 feet;

Thence southeasterly along said curve having a radius of 34.50 feet, through a central angle of $24^{\circ} 05' 17''$, an arc length of 14.50 feet to the point of intersection with a line parallel with and distant 60.00 feet southerly, as measured at right angles to the centerline of Central Avenue, a radial line at said point of intersection bears South $23^{\circ} 18' 47''$ West;

Thence South $89^{\circ} 13' 30''$ West, along last mentioned parallel line, a distance of 128.22 feet to a point on the West line of said Lot 9;

Thence North $00^{\circ} 04' 40''$ West, along last mentioned West line, a distance of 3.00 feet to the Point of Beginning.

PARCEL 2

Portions of Lots 11 and 12 of Seid Tract, as shown by map on file in Book 24 of Maps, at Page 61 thereof, Records of Riverside County, California, being more particularly described as follows:

Beginning at a point on the East line of said Lot 12, said point being on a line parallel with and distant 57.00 feet southerly, as measured at right angles to the centerline of Central Avenue;

Thence South $00^{\circ} 04' 30''$ East, along the East line of said Lot 12, a distance of 3.00 feet to the point of intersection with a line parallel with and distant 60.00 feet southerly, as measured at right angles to the centerline of Central Avenue;

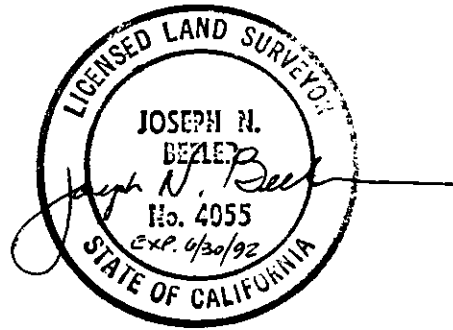
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Thence South 89° 13' 30" West, along last mentioned parallel line, a distance of 128.94 feet to the beginning of a non-tangent curve, concave southeasterly, having a radius of 34.50 feet, a radial line at said point bears South 24° 51' 47" East;

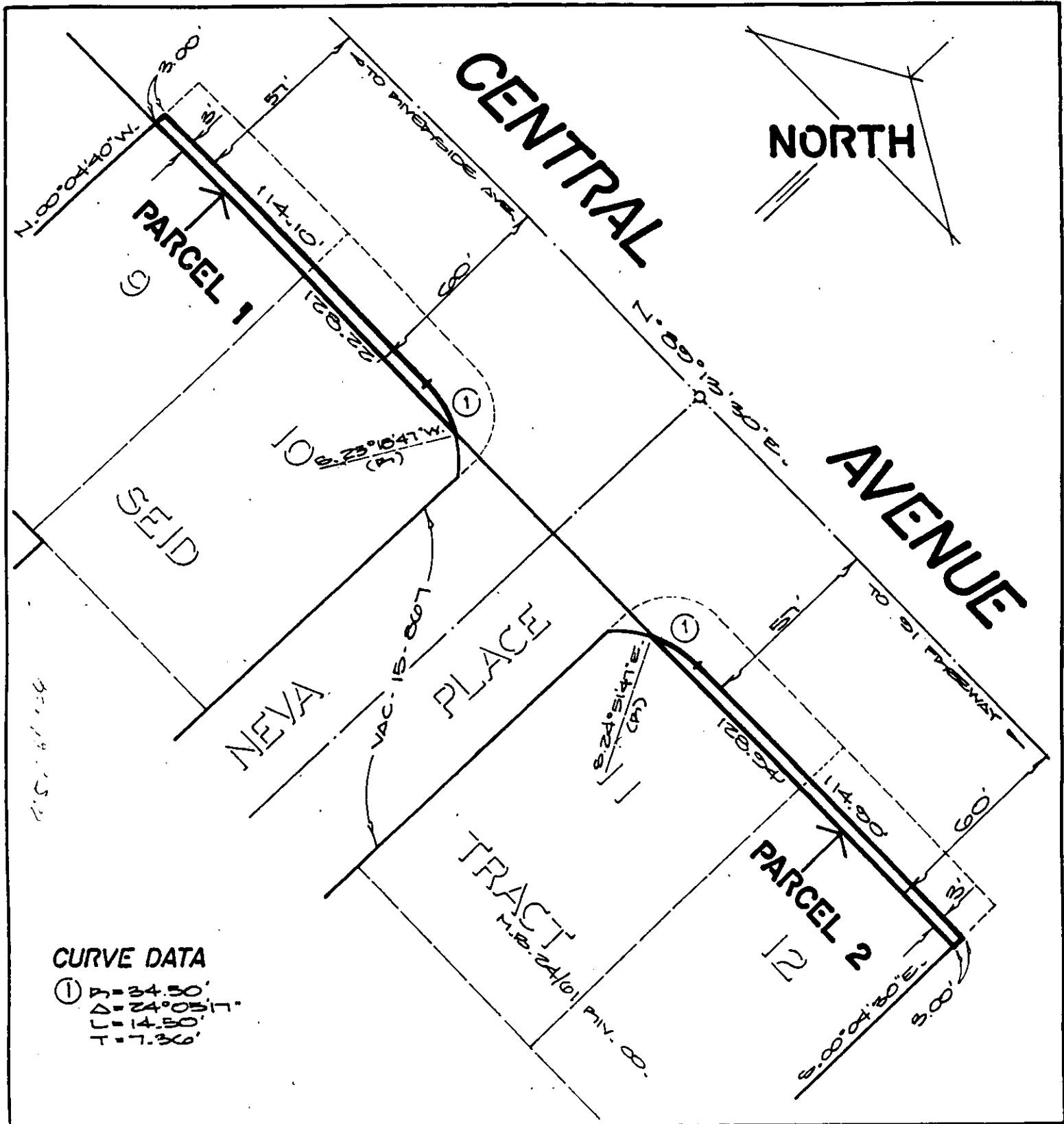
Thence northeasterly, along said curve having a radius of 34.50 feet, through a central angle of 24° 05' 17", an arc length of 14.50 feet to the point of intersection with said line being parallel with and distant 57.00 feet southerly, as measured at right angles to the centerline of Central Avenue;

Thence North 89° 13' 30" East, along last mentioned parallel line, a distance of 114.90 feet to the Point of Beginning.

DESCRIPTION APPROVAL 2.2.189
George P. Hutchinson by F.
SURVEYOR, CITY OF RIVERSIDE



51249



CURVE DATA

- ① P = 34.50'
- Δ = 24° 05' 17"
- L = 14.50'
- T = 7.36'

• 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

SCALE 1" = 40'

DRAWN BY *[Signature]* DATE 1/30/89

SUBJECT CENTRAL AVE. DEDICATION / VAC. 15-807

85-050-09
12379