

53254

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 15 1991

Recorded in Official Records
of Riverside County, California

Recorder
Fees \$

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: C.F.D.-90-2
Parcel 3A

12894

GRANT DEED

HEMET FEDERAL SAVINGS AND LOAN ASSOCIATION, Grantor, FOR VALUABLE
CONSIDERATION, receipt of which is hereby acknowledged, does hereby
grant to the CITY OF RIVERSIDE, a municipal corporation, the real
property as described in Exhibit "A" attached hereto and
incorporated herein by this reference, located in the City of
Riverside, County of Riverside, State of California.

Dated February 6, 1991

HEMET FEDERAL SAVINGS AND LOAN ASSOCIATION

By *Jack H. Sander*

Title: Senior Vice-President

By *John D. ...*

Title: President

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 February 15, 1991


Real Property Services Manager
of the City of Riverside

1398u/b

APPROVED AS TO FORM

N. J. Herring
CHIEF CITY ATTORNEY

3A

53254



J.F. Davidson Associates, Inc.

ENGINEERING PLANNING SURVEYING ARCHITECTURE LANDSCAPE ARCHITECTURE

August 14, 1990
Revised November 13, 1990
Revised November 20, 1990
Revised November 28, 1990
Revised December 5, 1990
Revised December 12, 1990
Revised December 26, 1990

W.O. 8911175

EXHIBIT "A"

R/W ACQUISITION

P.M. 23114 - CIGNA

PROPERTY OF HEMET FEDERAL SAVINGS AND LOAN ASSOCIATION

PARCEL 1

That portion of Parcel 1 of Parcel Map as shown by map on file in Book 19 of Parcel Maps, at page 97 thereof, Records of Riverside County, California, lying within the following described parcel:

Commencing at the centerline intersection of Magnolia Avenue and Tyler Street as shown on said Parcel Map;

Thence S.34°00'00"E. along the centerline of said Tyler Street, a distance of 1152.69 feet;

Thence S.56°00'00"W., a distance of 55.00 feet to a point on the Northeasterly line of Parcel 2 of said Parcel Map, also being the Southwesterly line of said Tyler Street, said point being the point of beginning of the parcel of land to be described;

Thence S.34°00'00"E. along said line, a distance of 21.31 feet;

Thence S.56°00'00"W., a distance of 5.00 feet;

Thence N.34°00'00"W., a distance of 13.81 feet;

Thence N.00°18'36"W., a distance of 9.01 feet to the point of beginning.

The above described parcel of land contains 74.98 square feet, more or less.

PARCEL 2

That portion of Parcel 1 of Parcel Map as shown by map on file in Book 19 of Parcel Maps, at page 97 thereof, Records of Riverside County, California, described as follows:

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 P.M. 23114 - CIGNA
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Commencing at the centerline intersection of Magnolia Avenue and Tyler Street as shown on said Parcel Map;

Thence S.34°00'00"E. along the centerline of said Tyler Street, a distance of 1218.78 feet;

Thence S.56°00'00"W., a distance of 55.00 feet to a point on the Northeasterly line of said Parcel 1, also being the Southwesterly line of said Tyler Street, said point being the point of beginning of the parcel of land to be described;

Thence S.34°00'00"E. along said line, a distance of 16.55 feet;

Thence N.79°00'00"W., a distance of 7.07 feet;

Thence N.34°00'00"W., a distance of 11.55 feet;

Thence N.56°00'00"E., a distance of 5.00 feet to the point of beginning.

The above described parcel of land contains 70.25 square feet, more or less.

PARCEL 3

That portion of Parcel 1 as shown on Parcel Map by map on file in Book 19 of Parcel Maps, at page 97 thereof, Records of Riverside County, California, lying within a strip of land 1.50 feet wide, the Northeasterly line described as follows:

Commencing at the centerline intersection of Tyler Street and Magnolia Avenue as shown on said Parcel Map;

Thence S.34°00'00"E. along the centerline of said Tyler Street, a distance of 1245.03 feet;

Thence S.56°00'00"W, a distance of 55.00 feet to a point on the Northeasterly line of said Parcel 1, also being the Southwesterly line of said Tyler Street, also being the point of beginning of said line description;

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Thence S.34°00'00"E. along said line, a distance of 20.00 feet to the termination of said line description.

The above described parcel of land contains 30.00 square feet, more or less.

PARCEL 4

That portion of Parcel 1 as shown on Parcel Map by map on file in Book 19 of Parcel Maps, at page 97 thereof, Records of Riverside County, California, lying within a strip of land 1.50 feet wide, the Northeasterly line described as follows:

Commencing at the centerline intersection of Tyler Street and Magnolia Avenue as shown on said Parcel Map;

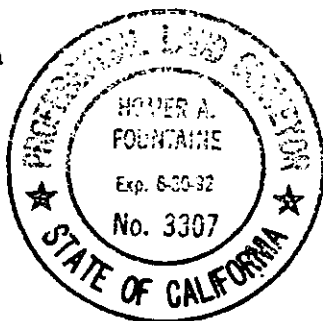
Thence S.34°00'00"E. along the centerline of said Tyler Street, a distance of 1380.03 feet;

Thence S.56°00'00"W., a distance of 55.00 feet to a point on the Northeasterly line of said Parcel 1, also being the Southwesterly line of said Tyler Street, also being the point of beginning of said line description;

Thence S.34°00'00"E. along said line, a distance of 8.50 feet to the Southeasterly line of said Parcel 1 and the termination of said line description.

The above described parcel of land contains 12.75 square feet, more or less.

LO:MWC:bn
LEG/DT6



DESCRIPTION PREPARED UNDER THE SUPERVISION OF:

Homer A. Fountaine 12/26/90
Homer A. Fountaine Date

J. F. DAVIDSON ASSOCIATES, INC.

DESCRIPTION APPROVAL 12/26/90
SUPERVISOR *[Signature]*

ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.

SHEET 2 OF 2

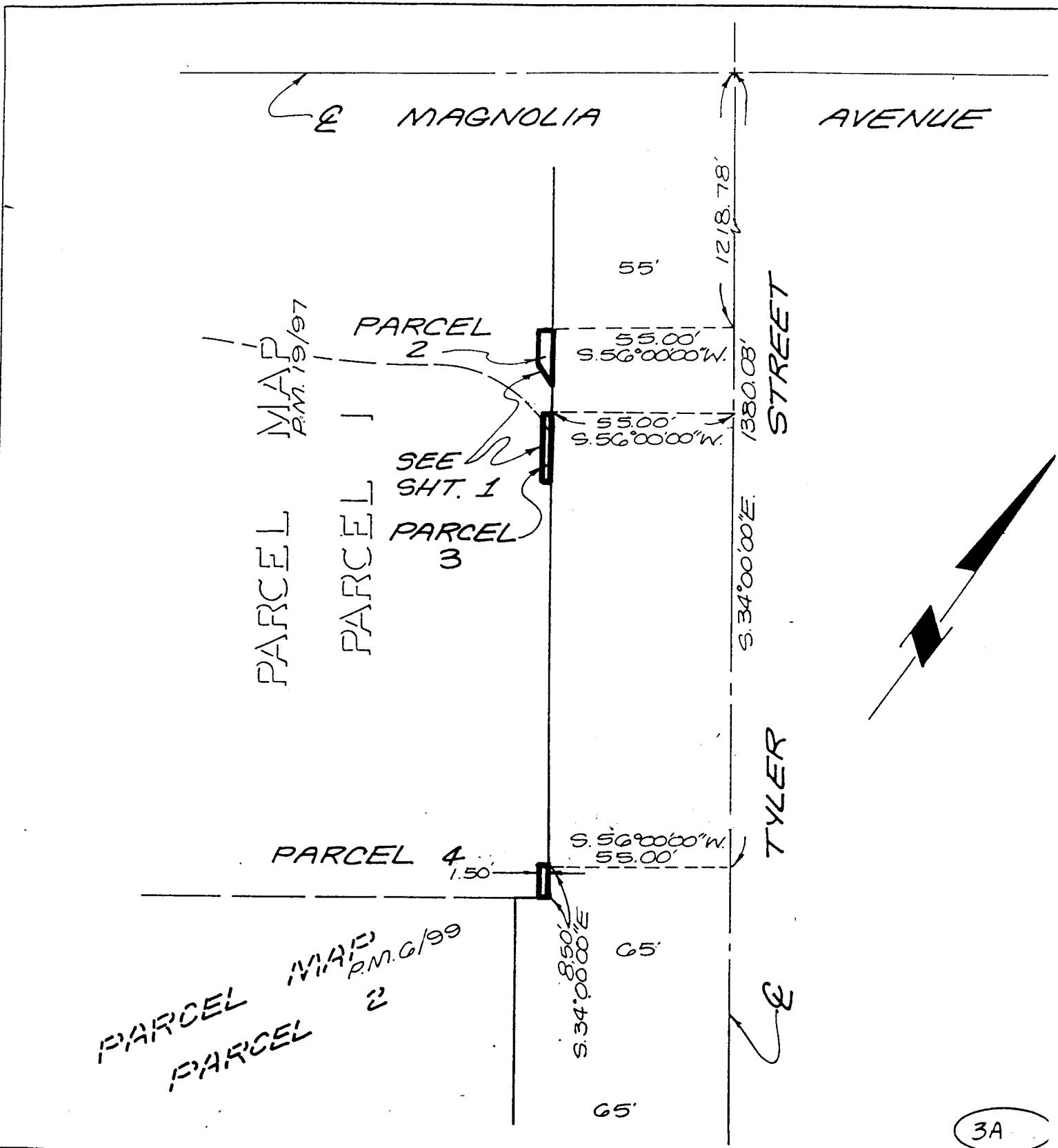
12894
11175

SCALE: 1" = 40'

DRAWN BY L.O. DATE 12/26/90

SUBJECT R/W ACQUISITION. - P.M. 23114

12894



• 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

89 (P)
11175

SCALE: 1" = 40'

DRAWN BY L.O. DATE 12/26/90

SUBJECT R/W ACQUISITION. - P.M. 23114 12894 -6

MAGNOLIA AVENUE

PARCEL 2

MAP P.M. 19/97

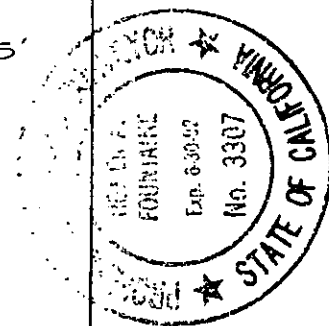
SEE DETAIL SHT. 2

55'

55'

1152.69' 1218.78' 1245.03'

STREET



N. 00°18'36"W. 9.01'

N. 34°00'00"W. 13.81'

S. 56°00'00"W. 5.00'

S. 56°00'00"W. 55.00'

S. 34°00'00"E. 21.31'

PARCEL - 1

N. 56°00'00"E. 5.00'

N. 34°00'00"W. 11.55'

N. 79°00'00"W. 7.07'

S. 56°00'00"W. 55.00'

S. 34°00'00"E. 16.55'

PARCEL 1

PARCEL 2

PARCEL 3

PARCEL

55'

55'

TYLER STREET

PREPARED UNDER THE SUPERVISION OF:

J. F. Davidson Associates, Inc. Date 12/26/90

3A

CITY OF RIVERSIDE, CALIFORNIA

52113

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 3

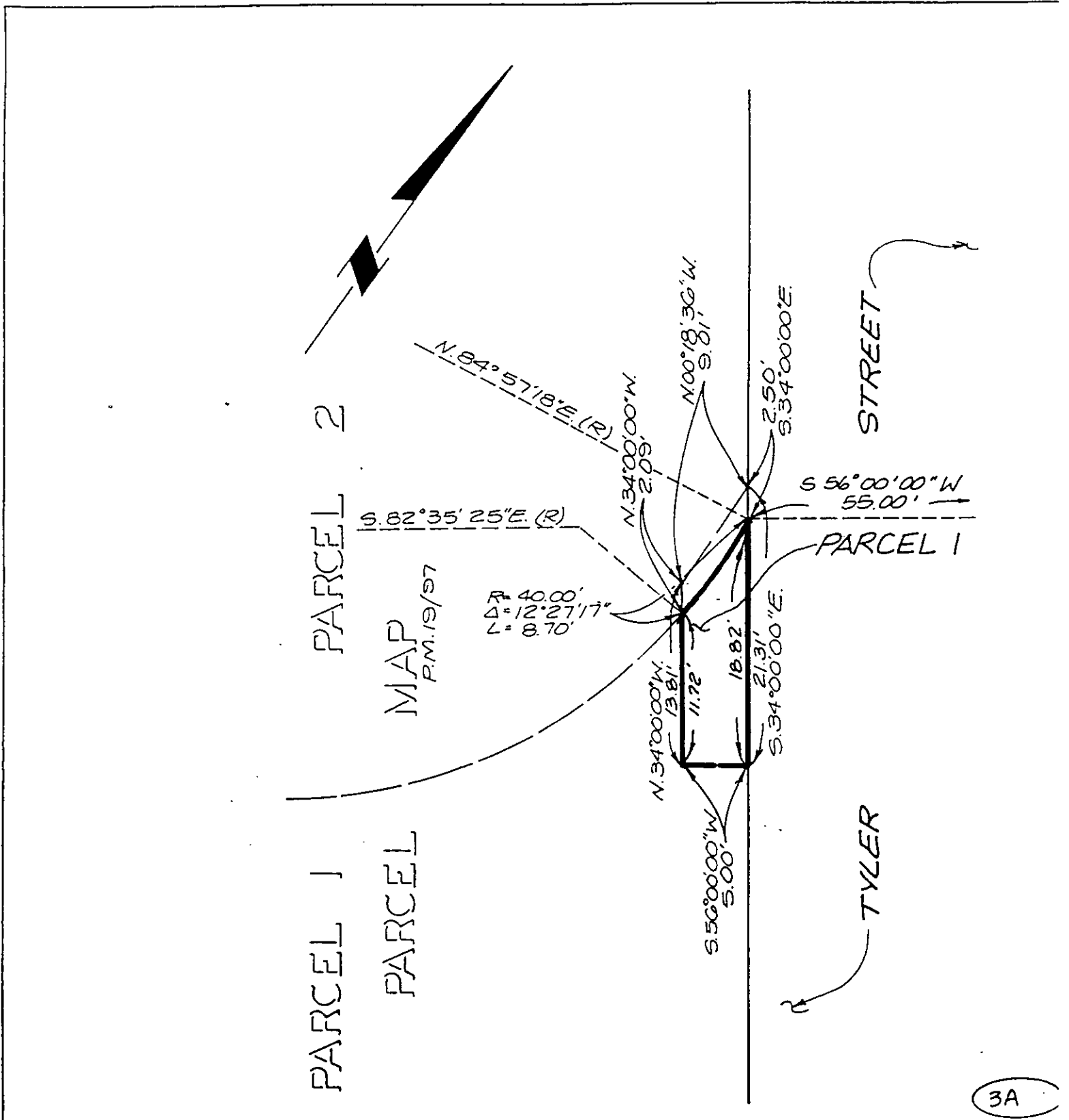
89 (P) 11175

SCALE: 1" = 40'

DRAWN BY L.Q. DATE 12/26/90

SUBJECT R/W ACQUISITION

PM 2314 12894



• CITY OF RIVERSIDE, CALIFORNIA •

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|---|---|---|
| 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 <u>2</u> OF <u>3</u> | 89 (P) 11175 |
| SCALE: 1" = <u>10'</u> | DRAWN BY <u>L.O.</u> DATE <u>12/26/90</u> | SUBJECT <u>R/W ACQUISITION</u> PM 23114 12894 |