

169982

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

APR 25 1994

Recorded in Official Records  
of Riverside County, California

Recorder

Fees \$

*Handwritten initials*

*Handwritten initials*

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

*Handwritten initials*

Project: **PW-005-934**  
**Alessandro Blvd. / Sycamore Canyon Blvd.**

13668

GRANT DEED

**SPECTRUM ASSOCIATES No. 1**, a California general partnership, as Grantor, FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, does hereby grant to the CITY OF RIVERSIDE, a municipal corporation of the State of California, as Grantee, its successors and assigns, 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 April 5, 1994

**SPECTRUM ASSOCIATES No. 1, a  
California general partnership**

by *Jay C. Self*  
Jay C. Self  
title General Partner

by *Mark A. Thompson*  
Mark A. Thompson  
title General Partner

13668

GENERAL ACKNOWLEDGEMENT

State of California }  
County of RIVERSIDE } ss

On APRIL 5, 1994 before me EMILIE J. POTTS  
(date) (name)

a Notary Public in and for said State, personally appeared

MARK A. THOMPSON AND JAY C. SELF  
Name(s) of Signer(s)

personally known to me - OR -  proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



WITNESS my hand and official seal.

*Emilie J. Potts*  
Signature

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. 18233 of said City Council adopted May 11, 1993, and the grantee consents to recordation thereof by its duly authorized officer.

Dated 4/20/94

*John Head*  
Real Property Services Manager  
of the City of Riverside

pw005934.ded

OPTIONAL SECTION

CAPACITY CLAIMED BY SIGNER

- ( ) Attorney-in-fact
- ( ) Corporate Officer(s)

Title \_\_\_\_\_

Title \_\_\_\_\_

- ( ) Guardian/Conservator
- ( ) Individual(s)
- ( ) Trustee(s)
- ( ) Other

- Partner(s)
  - General
  - ( ) Limited

The party(ies) executing this document is/are representing:  
SPECTRUM ASSOCIATES  
NO. 1, A CALIFORNIA  
GENERAL PARTNERSHIP

APPROVED AS TO FORM  
*[Signature]*  
ASST. CITY ATTORNEY

## EXHIBIT "A"

PARCEL 1

That portion of Parcel 22 of Parcel Map No. 24536, as shown by map on file in Book 162 of Parcel Maps, at pages 91 through 98 inclusive thereof, Records of Riverside County, California, described as follows:

Commencing at the southwest corner of Parcel 1 of said Parcel Map No. 24536;

Thence North 89° 20' 39" East along the south line of said Parcel 1, a distance of 281.22 feet to an angle point therein;

Thence North 87° 51' 17" East along the south line of said Parcel 1, a distance of 221.12 feet for the TRUE POINT OF BEGINNING;

Thence North 43° 35' 28" East along the southeasterly line of said Parcel 1, a distance of 97.72 feet to an angle point therein;

Thence North 00° 40' 23" West along the east line of said Parcel 1 and along the east line of Parcel 2 of said Parcel Map, a distance of 580.39 feet to an angle point therein;

Thence North 89° 19' 37" East, a distance of 64.00 feet;

Thence South 00° 40' 23" East, a distance of 645.73 feet to a point in the north line of Parcel 21 of said Parcel Map;

Thence South 87° 19' 09" West along said north line, a distance of 132.28 feet to the true point of beginning.

Containing 1.00 Acre more or less.

PARCEL 2

That portion of Parcel 1 of Parcel Map No. 24536, as shown by map on file in Book 162 of Parcel Maps at pages 91 through 98 inclusive thereof, Records of Riverside County, California, described as follows:

Beginning at the southwest corner of said Parcel 1;

Thence North 89° 20' 39" East along the south line of said Parcel 1, a distance of 281.22 feet to an angle point therein;

Thence South 89° 24' 29" West, a distance of 202.45 feet;

Thence South 89° 19' 37" West, a distance of 78.78 feet to a point in the west line of said Parcel 1;

Thence South 00° 07' 45" East along said west line, a distance of 0.20 feet to the point of beginning.

Containing 39.71 square feet more or less.

PARCEL 3

That portion of Parcel 21 of Parcel Map No. 24536, as shown by map on file in Book 162 of Parcel Maps at pages 91 through 98 inclusive thereof, Records of Riverside County, California, described as follows:

Beginning at the northwest corner of said Parcel 21;

Thence North 89° 20' 39" East along the north line of said Parcel 21, a distance of 281.22 feet to an angle point therein;

Thence North 87° 51' 17" East along the north line of said Parcel 21, a distance of 221.12 feet to an angle point therein;

Thence North 87° 19' 09" East along the north line of said Parcel 21, a distance of 274.57 feet to an angle point therein;

Thence South 89° 11' 49" East along the north line of said Parcel 21, a distance of 159.97 feet to a point in the boundary line of Parcel 7724-3 as described in "First Amended" LIS PENDENS by deed recorded September 10, 1990, as Instrument No. 335373 of Official Records of Riverside County, California;

Thence South 41° 56' 38" West along said boundary line, a distance of 17.85 feet to a point in the south line of said Parcel 21;

Thence South 89° 19' 37" West along said south line, a distance of 924.52 feet to the southwest corner thereof;

Thence North 00° 07' 45" West along the west line of said Parcel 21, a distance of 2.04 feet to the point of beginning.

Containing 0.17 Acre more or less.

PREPARED UNDER MY SUPERVISION:

Matthew E. Webb  
Matthew E. Webb, L.S. 5529

3/22/94  
Date

Prepared by: [Signature]  
Checked by: [Signature]



DESCRIPTION APPROVAL 3/24/94  
Walter R. Inye by ---  
SURVEYOR, CITY OF RIVERSIDE

169982

PARCEL MAP NO.  
24536  
P.M. 162/ 91-98

PARCEL 3

PARCEL 13

PARCEL 25

PARCEL 23

PARCEL 2

PARCEL 15

PARCEL 1

PAR. 21

PARCEL 2  
(SEE DETAIL BELOW)

PARCEL 3

N 89° 19' 37" E  
64.00

N 00° 40' 23" W  
580.39

N 00° 40' 23" W  
645.73

N 43° 35' 28" E  
97.72

N 87° 19' 09" E  
274.57

N 87° 51' 17" E  
221.12

132.28

142.28

N 89° 11' 49" W  
159.97

N 89° 19' 37" E  
924.52

17.85  
N 41° 56' 38" E

PAR. 7724-3  
REC. SEPT. 10, 1990  
INST. NO. 335373 O.R.

I-215 FREEWAY

ALESSANDRO BLVD.

PARCEL 2

PARCEL 3

PAR. 21

N 00° 07' 45" W  
204.20

N 89° 19' 37" E  
78.78

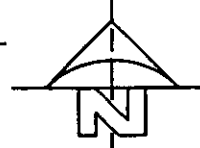
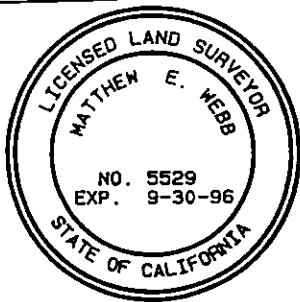
N 89° 24' 29" E  
202.45

N 89° 20' 39" E  
281.22

N 89° 19' 37" E  
924.52

SOUTH LINE OF PARCEL 1

SOUTH LINE OF PARCEL 21



# 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

92-14

SCALE: 1" = 200'

DRWN BY an DATE 2/21/94  
CHKD BY ai DATE 3/21/94

SUBJECT:

PW-005-934

C.B. 11/26-5