

When recorded mail to:

City Clerk's Office  
City of Riverside  
City Hall, 3900 Main Street  
Riverside, California 92522

RECEIVED FOR RECORD  
AT 8:00 O'CLOCK

NAR 29 1995

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: 4897 Mitchell Avenue  
Building Permit  
A.P.N. 147-150-002

1008  
K  
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GRANT DEED

PETER NEWTON and SHARON J. NEWTON, husband and wife as joint tenants, as Grantors,  
FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do hereby  
grant to the CITY OF RIVERSIDE, a municipal corporation of the State of California, as  
Grantee, its successors and assigns, the real property located in the City of Riverside,  
County of Riverside, State of California, described as follows:

That portion of Lot 27 of Onwensia, as shown by map on file in Book 11,  
Pages 98 and 99 of Maps, records of Riverside County, California, described  
as follows:

COMMENCING at the most southerly corner of said Lot 27;

THENCE North 30°52'15" West, along the southwesterly line of said Lot 27,  
a distance of 100 feet to the most westerly corner of that certain parcel of land  
described in deed to Max M. Patterson, et ux., by document recorded June 11,  
1962, as Instrument No. 54265 of Official Records of said Riverside County,  
and the POINT OF BEGINNING of the parcel of land being described;

THENCE North 30°52'15" West, continuing along said southwesterly line, a  
distance of 201.16 feet to the most westerly corner of said Lot 27;

THENCE North 44°16'15" East, along the northwesterly line of said Lot 27, a

distance of 147.91 feet to the most northerly corner of said Lot 27;

THENCE South 50°08'02" East, along the northeasterly line of said Lot 27, a distance of 8.02 feet to a line parallel with and distant 33.00 feet southeasterly, as measured at right angles, from the centerline of Bushnell Avenue as shown by said map;

THENCE South 44°16'15" West, along said parallel line, a distance of 139.03 feet to the beginning of a non-tangent curve concaving easterly, having a radius of 41.50 feet and from which the radius bears South 81°54'11" East;

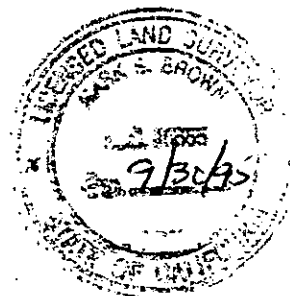
THENCE southerly to the left along said curve through a central angle of 7°46'27" an arc length of 5.63 feet to a line parallel with and distant 33.00 feet northeasterly, as measured at right angles, from the centerline of Mitchell Avenue as shown by said map;

THENCE South 30°52'15" East, along said last mentioned parallel line, a distance of 189.83 feet to the northwesterly line of said parcel of land described in said deed;

THENCE South 48°59'45" West, along said last mentioned northwesterly line, a distance of 8.13 feet to the POINT OF BEGINNING.

Area - 2,745.8 square feet.

This description was prepared by me or under my direction in conformance with the requirements of the Land Surveyors Act.



Mark S. Brown 3/14/95 Prep. Kap  
 Mark S. Brown, L.S. 5655 Date  
 License Expires 9/30/95

Dated 3-15-95

Peter Newton  
 PETER NEWTON  
Sharon J. Newton  
 SHARON J. NEWTON

APPROVED AS TO FORM  
Carolyn Confer 3/15/95  
 CAROLYN CONFER  
 ASSISTANT CITY ATTORNEY

GENERAL ACKNOWLEDGEMENT

State of California }  
County of Riverside }ss

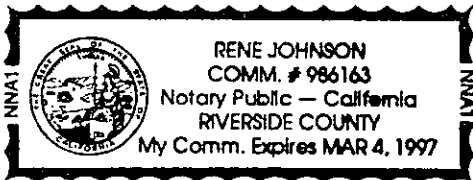
On 3-15-95, before me Rene Johnson/Notary public  
(date) (name)

a Notary Public in and for said State, personally appeared

PETER NEWTON AND SHARON J. NEWTON

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 ~~they/~~ 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.

*Rene Johnson*  
Signature  
RENE JOHNSON

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:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

CERTIFICATE OF ACCEPTANCE  
(Government Code Section 27281)

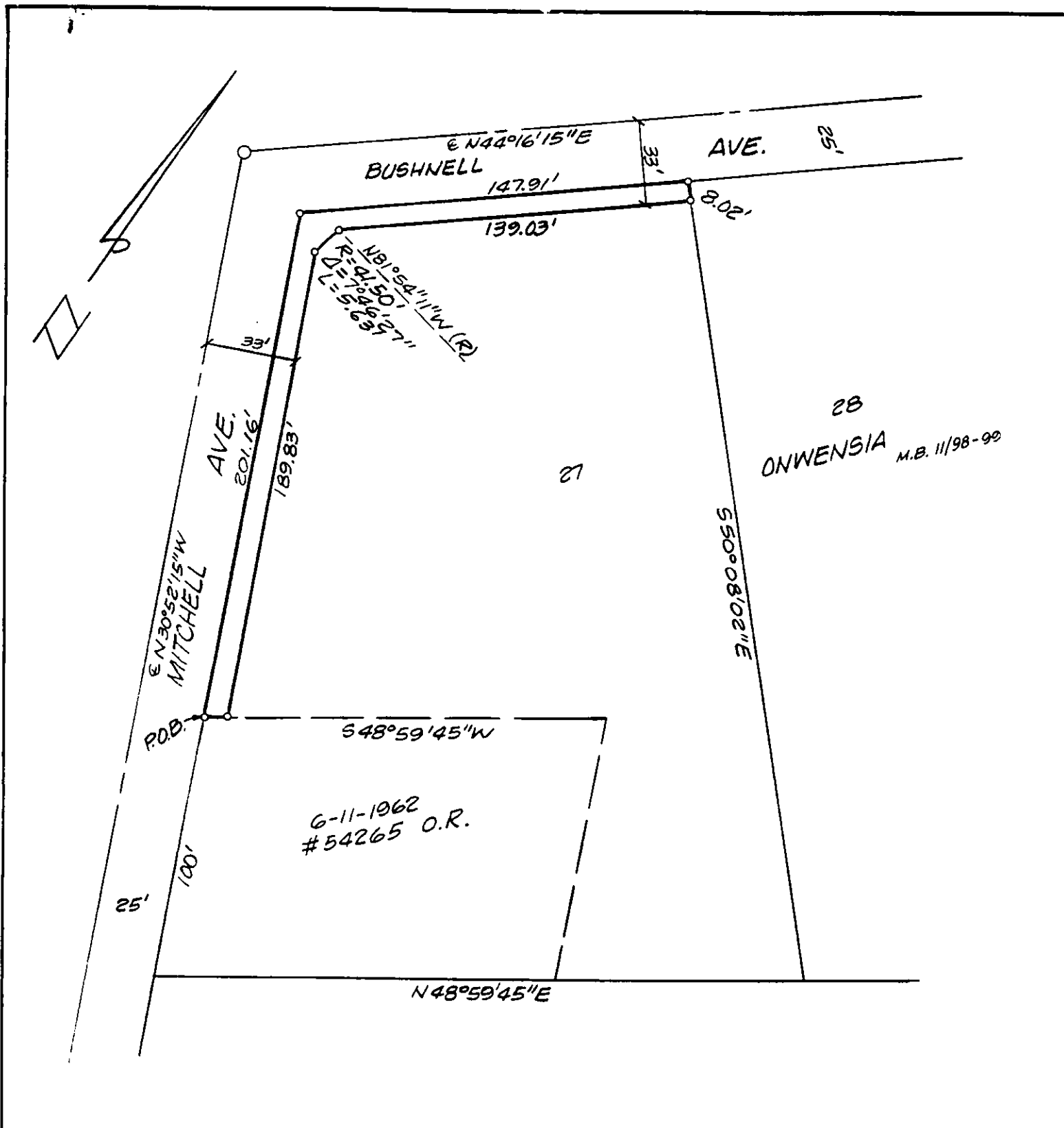
THIS IS TO CERTIFY that the interest in real property conveyed by the within instrument to the City of Riverside, California, a municipal corporation, is hereby accepted by the undersigned officer on behalf of the City Council of said City pursuant to authority conferred by Resolution No. 18233 of said City Council adopted May 11, 1993, and the grantee consents to recordation thereof by its duly authorized officer.

Dated 3/16/95

CITY OF RIVERSIDE

*[Signature]*

Real Property Services Manager  
of the City of Riverside



• 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

6/19-2  
23-2

SCALE: 1" = NTS

DRAWN BY K95 DATE 3/9/95

SUBJECT 4897 MITCHELL AVE.