

RECEIVED FOR RECORD
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When recorded mail to:

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

JUL 05 1995

Records 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: California Avenue Widening
Parcel 38
A.P.N. 145-152-007
TRA 009023

GRANT DEED

DONALD S. CHENEY and BETTY A. CHENEY, Trustees of the TRUST OF DONALD S. CHENEY and BETTY A. CHENEY, dated March 3, 1995, 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 the Northeast Quarter of Section 12, Township 3 South, Range 6 West of the Rancho La Sierra, as shown by map on file in Book 6, Page 70 of Maps, records of Riverside County, California, lying westerly of the following described line:

COMMENCING at the intersection of the centerline of Bolton Avenue with the centerline of Lionhead Avenue, Lot "C", as shown by map of Tract No. 8583, on file in Book 142, Pages 81 through 84 of Maps, records of Riverside County, California;

THENCE North 0°58'22" East, along said centerline of Lionhead Avenue, a distance of 531.44 feet to a point distant 4.00 feet southerly, as measured radially, from the northeasterly corner of said Lot "C" and the POINT OF BEGINNING of this line description; said point being the beginning of a non-tangent curve concaving southwesterly, having a radius of 43.00 feet and from which the radius bears South 0°58'22" West;

THENCE easterly to the right along said curve through a central angle of 105°00'00" an arc length of 78.80 feet;

THENCE South 15°58'22" West, along a line tangent to the end of said curve, a distance of 49.67 feet to the beginning of a tangent curve concaving easterly and having a radius of 108.00 feet;

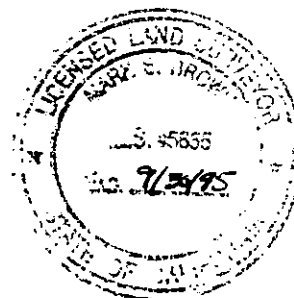
THENCE southerly to the left along said last mentioned curve through a central angle of 15°00'00" an arc length of 28.27 feet to a line parallel with and distant 25.00 feet easterly, as measured at right angles, from said centerline of Lionhead Avenue and the END of this line description;

EXCEPTING THEREFROM that portion lying westerly of said line parallel with and distant 25.00 feet easterly of said centerline of Lionhead Avenue;

ALSO EXCEPTING THEREFROM that portion lying northerly of the northerly line of that certain parcel of land described in deed to Donald S. Cheney, et ux., by document recorded July 25, 1962, as Instrument No. 69578 of Official Records of said Riverside County.

Area - 273 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 6/14/95 Prep. VP
Mark S. Brown, L.S. 5655 Date
License Expires 9/30/95

Dated 6-21-95

DONALD S. CHENEY and BETTY A. CHENEY, Trustees of the TRUST OF DONALD S. CHENEY and BETTY A. CHENEY

Donald S. Cheney
DONALD S. CHENEY, Trustee

Betty A. Cheney
BETTY A. CHENEY, Trustee

GENERAL ACKNOWLEDGEMENT

State of California }
County of Riverside } ss

On June 21, 1995, before me Mark LaBonte
(date) (name)

a Notary Public in and for said State, personally appeared

Donald S. Cheney and Betty A. Cheney
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.

[Signature]
Signature

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.

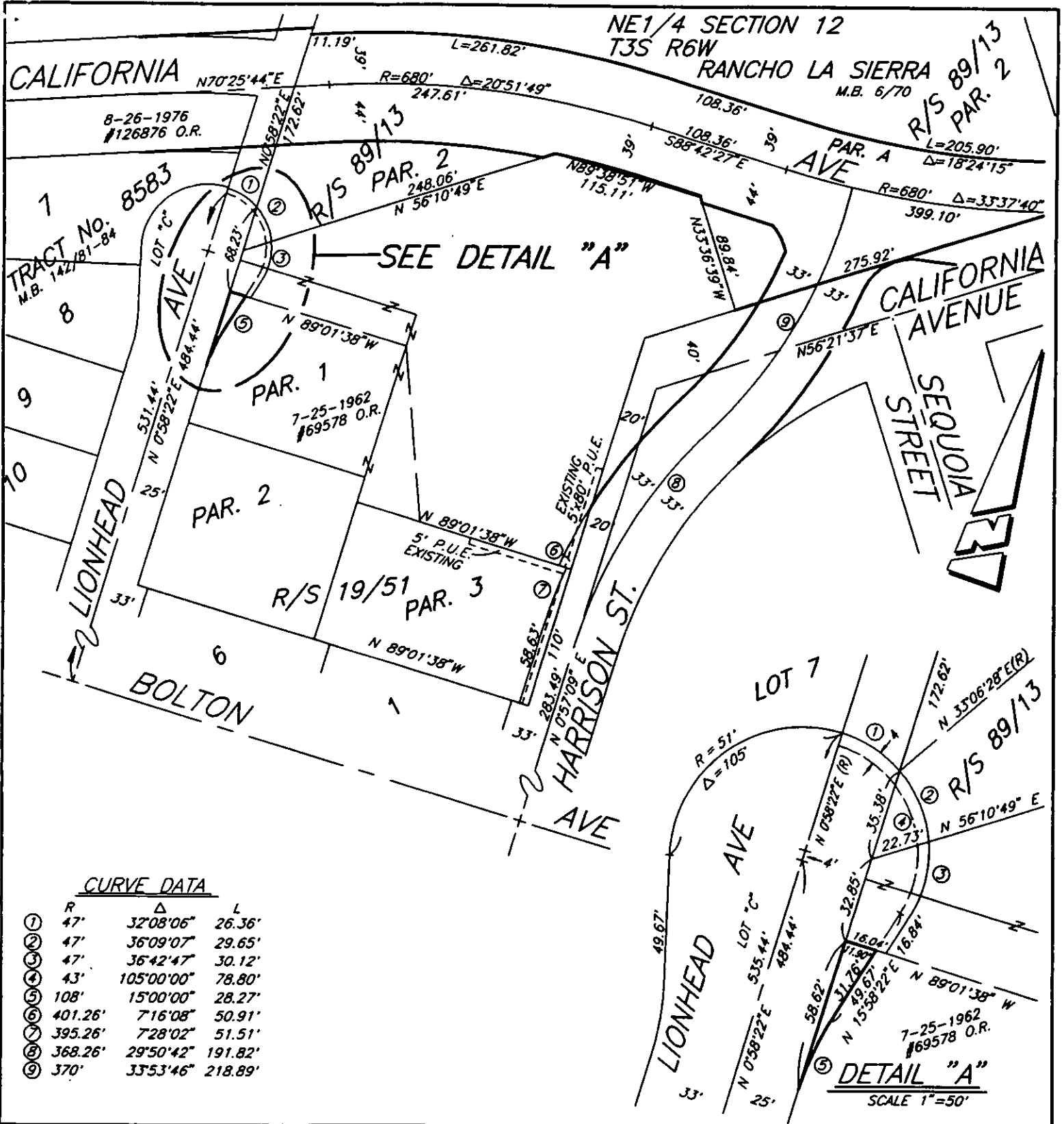
Dated 6/23/95

CITY OF RIVERSIDE

[Signature]
Real Property Services Manager
of the City of Riverside

APPROVED AS TO FORM

[Signature]
Stan T. Yamamoto, City Attorney



• 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 2 OF 3

6/17-2
65-4

SCALE: 1"=100'

DRAWN BY: CURT

DATE: 4/06/95

SUBJECT: CALIFORNIA AVENUE EXTENSION