

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

DEC - 1 1995

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

Recorded in Official Records  
of Riverside County, California  
Recorder  
Fees \$

FOR RECORDER'S OFFICE USE ONLY

Project: 10715 Gramercy Place  
Building Permit

13910

FILE

**GRANT DEED**

COOK DE VOS PROPERTIES, INC., a California corporation, 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 located in the City of Riverside, County of Riverside, State of California, described as follows:

The Southeasterly 19.00 feet of the following described property:

That portion of Lot 23 of GLEN ARDEN TRACT, as shown by map on file in Book 11 of Maps, pages 96 and 97 thereof, records of Riverside County California, described as follows:

**BEGINNING** at a point in the southeasterly line of said Lot 23, a distance of 280 feet from the southwesterly corner of said lot;

**THENCE** northerly to a point in the northwesterly line of said lot, distant 272 feet from the northwesterly corner of said lot;

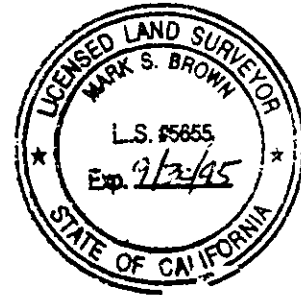
**THENCE** northeasterly, along said northwesterly line, to the northwesterly corner of that certain parcel of land conveyed to Eliezer G. Benavides, a single

man, et al, by deed recorded November 14, 1950 as Instrument No. 3177 of Official Records of Riverside County, California;

THENCE southeasterly, along the westerly line of said parcel, to the southeasterly line of said lot;

THENCE southwesterly, along said southeasterly line of said lot, to said POINT OF BEGINNING .

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



Mark S. Brown 11/3/95 Prep. W  
Mark S. Brown, L.S. 5655 Date  
License Expires 9/30/99

Dated 11-10-1995

**COOK DE VOS PROPERTIES, INC.**  
a California corporation

by [Signature]

title [Signature]

by \_\_\_\_\_

title \_\_\_\_\_

GENERAL ACKNOWLEDGEMENT

State of California }  
County of San Bernardino } ss

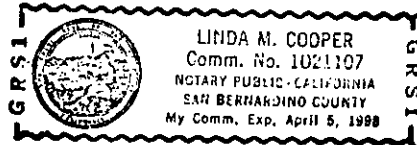
On November 16, 1995, before me Linda M. Cooper  
(date) (name)

a Notary Public in and for said State, personally appeared

Ronnie Lee Cook -----

Name(s) of Signer(s)

personally known to me - OR -  approved 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.

*Linda M. Cooper*  
Signature

OPTIONAL SECTION

CAPACITY CLAIMED BY SIGNER

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

Title President

Title \_\_\_\_\_

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

- ( ) Partner(s)
  - ( ) General
  - ( ) Limited

The party(ies) executing this document is/are representing:  
Cook De Vos Properties, Inc., a Calif. Corp.

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 11/28/95

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

10715gra.bld

APPROVED AS TO FORM

*[Signature]*  
Stan T. Yamamoto, City Attorney

401168

14

33'  
33'

29'

389.33'

25'

192'

272'

80'

100'

100'

100.64'

70'

Glen Arden Tract  
M.B. 1186-87, Riv. Co.

23

376.04'

80'

11/17/50  
INST. NO. 3177 O.R., RIV. CO.

429.70'

22

Mitchell Av.

Gramercy Pl.

10715 Gramercy Pl.

63-4

Map Produced on:  
October 16, 1995



1 inch = 80 feet

Actual photos taken on 04/19/95. The City of  
Los Angeles and its departments on the accuracy of  
a copy of the data shown on this map. The  
map shall not be reproduced or distributed  
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LAF

- Symbology
- Parcel Line
  - ROW Line
  - - - Project Limits Boundary
  - ..... Street Centerline
  - ..... Private Street Centerline

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.

13910