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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

JAN 10 1996

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
Free

FOR RECORDER'S OFFICE USE ONLY

OK

Project: PW-2-934
De-Annexation No. 71
A.P.N. 139-190-012, 015
& 139-200-006

13920

OFFER OF DEDICATION

On this 8th day of January, 1996, LAURA M. LIPARI, also known as and who acquired title as LAURA LIPARI, Trustee of the Laura M. Lipari 1994 Living Trust under declaration of trust dated June 21, 1994, and THOMAS A. LIPARI, MYRIAM F. MAYSHARK and VIVIAN A. WRIGHT, as Successor Trustees of the estate of Felice Lipari, deceased, do irrevocably offer for dedication to the CITY OF RIVERSIDE, a municipal corporation of the State of California, its successors and assigns, pursuant to the provisions of California Government Code Section 7050, for public street and highway purposes, together with all rights to construct and maintain utilities, drains and other improvements consistent with the use as a public street and highway, that 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 December 28, 1995

LAURA M. LIPARI, Trustee of the
Laura M. Lipari 1994 Living Trust

Laura M. Lipari
LAURA M. LIPARI, Trustee

GENERAL ACKNOWLEDGEMENT

State of OHIO
County of Cuyahoga } ss

On 12/27/95, before me BIANCA JONES HARRIS
LAURA M LIPARI
(date) (name)

a Notary Public in and for said State, personally appeared

LAURA M. LIPARI
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.

Bianca Jones Harris
Signature
BIANCA B. JONES HARRIS
NOTARY PUBLIC STATE OF OHIO
MY COMMISSION EXPIRES JULY 8, 1998

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:

Dated Jan. 8, 1996

THOMAS A. LIPARI, Successor Trustee of the estate of Felice Lipari, deceased

Thomas A. Lipari
THOMAS A. LIPARI, Successor Trustee

GENERAL ACKNOWLEDGEMENT

State of California }
County of RIVERSIDE } ss

On 1/8/96, before me KATHY A. FARRELL
(date) (name)

a Notary Public in and for said State, personally appeared

THOMAS A. LIPARI
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.

Kathy A. Farrell
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:

Dated Jan. 3, 1996

MYRIAM F. MAYSHARK, Successor Trustee of the estate of Felice Lipari, deceased

Myriam F. Mayshark
MYRIAM F. MAYSHARK, Successor Trustee

GENERAL ACKNOWLEDGEMENT

State of New York }
County of Chautauque } ss

On Jan. 3, 1996, before me Rebecca H. Haines
(date) (name)

a Notary Public in and for said State, personally appeared

Myriam F. Mayshark
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.

Rebecca H. Haines
Signature

REBECCA H. HAINES
Notary Public, State of New York
No. 01HA4748547
Qualified in Chautauque County
Commission Expires Nov. 30, 1997

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:

Dated 12-22-95

VIVIAN A. WRIGHT, Successor Trustee of the estate of Felice Lipari, deceased

Vivian A. Wright
VIVIAN A. WRIGHT, Successor Trustee

GENERAL ACKNOWLEDGEMENT

State of Ohio }
County of Clermont }^{ss}

On 12/22/95, before me Peggy A. Beckett
(date) (name)

a Notary Public in and for said State, personally appeared

Vivian A. Wright
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.

Peggy A. Beckett
Signature

PEGGY A. BECKETT
Notary Public, State of Ohio
My Commission Expires May 27, 1997

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:

**CONSENT TO IRREVOCABLE OFFER OF DEDICATION
(Government Code Section §7050)**

The City of Riverside, a municipal corporation, hereby consents through the undersigned officer to the hereinabove irrevocable offer of dedication, provided, however, this consent does not constitute acceptance of said offer of dedication at this time, but said City, through its City Council, reserves all rights to accept said offer at any time hereafter. This is to certify that the undersigned officer hereby consents on behalf of the City Council of said City to recordation of this instrument pursuant to the authority conferred by Resolution No. 18233 adopted May 11, 1993.

Dated 1/9/96


Real Property Services Manager
of the City of Riverside

PW2934.0D

APPROVED AS TO FORM

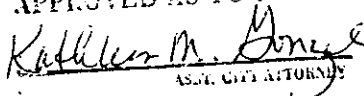

ASST. CITY ATTORNEY 1/9/96

EXHIBIT "A"

LEGAL DESCRIPTION
FOR
66' BUCHANAN STREET RIGHT-OF-WAY
OFFER OF DEDICATION

That portion of the Rancho La Sierra, lying within Sections 16 and 21, Township 3 South, Range 6 West, San Bernardino Meridian, as shown on a map of the Rancho El Sobrante de San Jacinto, on file in Book 1, Page 8, of Maps, records of San Bernardino County, State of California, being more particularly described as follows:

Beginning at a Point at the intersection of the centerline of Buchanan Street and the southerly Rancho line of said Rancho La Sierra, as shown on a map on file in Book 72, Pages 1 through 15, and also shown on a map on file in Book 76, Page 12, both inclusive of Records of Surveys, records of Riverside County, California;

Thence northwesterly along the northwesterly prolongation of said centerline of Buchanan Street, North $33^{\circ}37'36''$ West, a distance of 208.79 feet, to the beginning of a tangent curve, concave southwesterly and having a radius of 57.00 feet;

Thence northwesterly and westerly along said curve through a central angle of $52^{\circ}48'00''$, an arc distance of 52.53 feet, to a tangent line;

Thence westerly along said tangent line, North $86^{\circ}25'36''$ West, a distance of 84.16 feet, to the beginning of a tangent curve, concave southerly and having a radius of 500.00 feet;

Thence westerly along said curve through a central angle of $24^{\circ}13'00''$, an arc distance of 211.33 feet, to a tangent line;

Thence westerly along said tangent line, South $69^{\circ}21'24''$ West, a distance of 80.59 feet, to the beginning of a tangent curve, concave northerly and having a radius of 500.00 feet;

Thence westerly along said curve through a central angle of $01^{\circ}19'21''$, an arc distance of 11.54 feet, to the westerly line of that portion of Buchanan Street as described in deed to the County of Riverside by document recorded July 3, 1956, in Book 1937, Page 429, et. seq., of Official Records of said Riverside County;

Thence northerly along said westerly line, North $20^{\circ}38'36''$ West, a distance of 29.87 feet, to a point on the northerly right-of-way line of said Buchanan Street, said point also being in the westerly line of that certain Parcel described in a Deed to Mathias A. Emde, by Document recorded October 8, 1946, in Book 797, Page 138, of Official Records of said Riverside County;

Thence continuing northerly along said westerly line of said Parcel described in a Deed to Mathias A. Emde, North $13^{\circ}41'44''$ West, a distance of 3.16 feet, to the beginning of a non-tangent curve, concave northerly and having a radius of 467.00 feet, a radial line through said point bears South $19^{\circ}16'28''$ West;

Thence westerly along said non-tangent curve through a central angle of $01^{\circ}26'38''$, an arc distance of 11.77 feet, to a tangent line;

Thence westerly along said tangent line, South $72^{\circ}10'10''$ West, a distance of 296.80 feet, to the beginning of a tangent curve, concave northerly and having a radius of 100.00 feet;

Thence westerly along said curve through a central angle of $15^{\circ}00'00''$, an arc distance of 26.18 feet, to a tangent line;

Thence westerly along said tangent line, South $87^{\circ}10'10''$ West, a distance of 49.67 feet, to the beginning of a tangent curve concave easterly and having a radius of 51.00 feet;

Thence westerly, southerly and easterly along said curve through a central angle of $210^{\circ}00'00''$, an arc distance of 186.92 feet, to a tangent line;

Thence easterly along said tangent line, North $57^{\circ}10'10''$ East, a distance of 49.67 feet, to the beginning of a tangent curve, concave southerly and having a radius of 100.00 feet;

Thence easterly along said curve through a central angle of $15^{\circ}00'00''$, an arc distance of 26.18 feet, to a tangent line;

Thence easterly along said tangent line, North $72^{\circ}10'10''$ East, a distance of 296.80 feet, to the beginning of a tangent curve, concave northerly and having a radius of 533.00 feet;

Thence easterly along said curve through a central angle of $02^{\circ}48'46''$, an arc distance of 26.17 feet, to a tangent line;

Thence easterly along said tangent line, North $69^{\circ}21'24''$ East, a distance of 80.59 feet, to the beginning of a tangent curve, concave southerly and having a radius of 467.00 feet;

Thence easterly along said curve through a central angle of $24^{\circ}13'00''$, an arc distance of 197.38 feet, to a tangent line;

Thence easterly along said tangent line, South $86^{\circ}25'36''$ East, a distance of 84.16 feet, to the beginning of a tangent curve, concave southwesterly and having a radius of 24.00 feet;

Thence easterly and southerly along said curve through a central angle of 52° 48' 00", an arc distance of 22.12 feet to a tangent line;

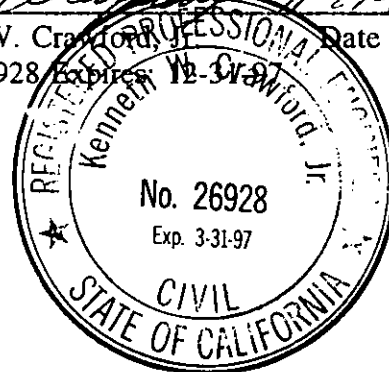
Thence southeasterly along said tangent line, South 33° 37' 36" East, a distance of 199.46 feet, to a point on said southerly line of Rancho La Sierra;

Thence easterly along said southerly line, North 72° 10' 10" East, a distance of 34.30 feet, to the Point of Beginning;

EXCEPTING THEREFROM that portion lying within that certain Parcel of land described in Deed to the County of Riverside by Document Recorded July 3, 1956, in Book 1937, Page 429, et seq., of Official Records of said Riverside County.

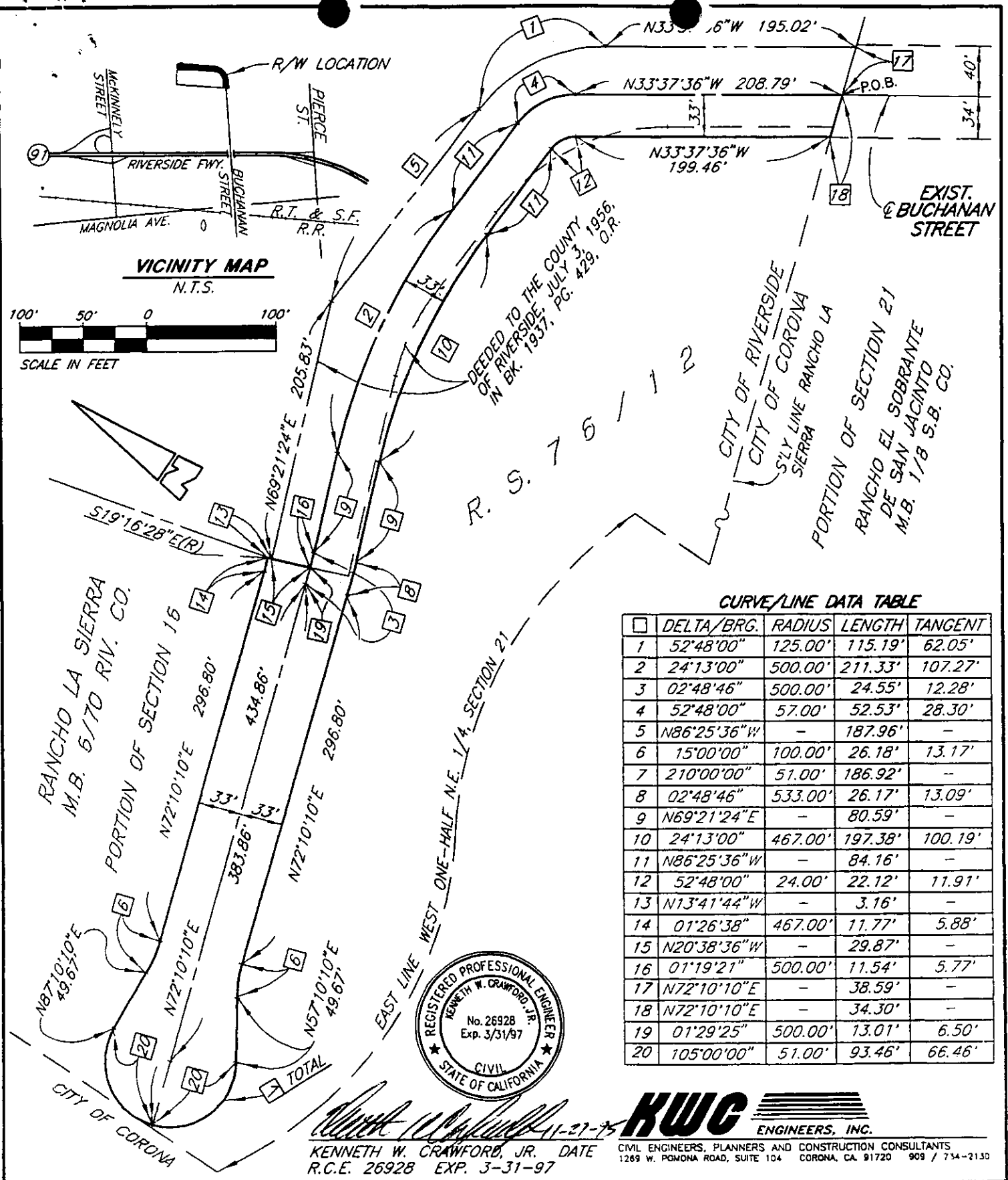
Subject to: Covenants, conditions, restrictions, reservations, easements, and right-of-ways of record, if any.

Kenneth W. Crawford
Kenneth W. Crawford, Date
R.C.E. 26928 Expires 11-27-95

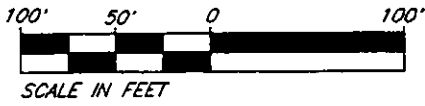


KWC/HAL
November 22, 1995
J.N. 93.361.1.04
H:93\361\BUCHRW.LEG

DESCRIPTION APPROVAL *11/28/95*
James S. Brown by *KWC*
SURVEYOR, CITY OF RIVERSIDE



VICINITY MAP
N.T.S.



CURVE/LINE DATA TABLE

Δ	DELTA/BRG.	RADIUS	LENGTH	TANGENT
1	52°48'00"	125.00'	115.19'	62.05'
2	24°13'00"	500.00'	211.33'	107.27'
3	02°48'46"	500.00'	24.55'	12.28'
4	52°48'00"	57.00'	52.53'	28.30'
5	N86°25'36"W	-	187.96'	-
6	15°00'00"	100.00'	26.18'	13.17'
7	210°00'00"	51.00'	186.92'	-
8	02°48'46"	533.00'	26.17'	13.09'
9	N69°21'24"E	-	80.59'	-
10	24°13'00"	467.00'	197.38'	100.19'
11	N86°25'36"W	-	84.16'	-
12	52°48'00"	24.00'	22.12'	11.91'
13	N13°41'44"W	-	3.16'	-
14	01°26'38"	467.00'	11.77'	5.88'
15	N20°38'36"W	-	29.87'	-
16	01°19'21"	500.00'	11.54'	5.77'
17	N72°10'10"E	-	38.59'	-
18	N72°10'10"E	-	34.30'	-
19	01°29'25"	500.00'	13.01'	6.50'
20	105°00'00"	51.00'	93.46'	66.46'



Kenneth W. Crawford, Jr.
 KENNETH W. CRAWFORD, JR. DATE 11-27-95
 R.C.E. 26928 EXP. 3-31-97

KWC ENGINEERS, INC.
 CIVIL ENGINEERS, PLANNERS AND CONSTRUCTION CONSULTANTS
 1289 W. POMONA ROAD, SUITE 104 CORONA, CA 91720 909 / 734-2130

• 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	77-4
SCALE: 1" = 100'	DRAWN BY: HANK	DATE: 8/95	J.N. 93.361.1.04
SUBJECT: 66' BUCHANAN STREET R/W OFFER OF DEDICATION			