

HP

151181

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

APR 26 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
Fees \$

ME

FOR RECORDER'S OFFICE USE ONLY

Project: **4931 Bushnell Ave.**
Building Permit

D- 10072

GRANT DEED

SILVERADO INVESTMENT CORP., 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 northwesterly 8.00 feet of Lot 26 of ONWENSIA TRACT, as shown by map on file in Book 11 of Maps, page 98 thereof, records of Riverside County, California;

EXCEPTING therefrom that portion of said northwesterly 8.00 feet lying within that portion of said Lot 26 described as follows:

BEGINNING at the most northerly corner of said Lot 26;

THENCE South 77°15'30" East, along the northerly line of said lot, a distance of 283.25 feet to an angle point in the boundary of said lot;

THENCE South 30°52'15" East, 95.00 feet to an angle point in the boundary of said lot;

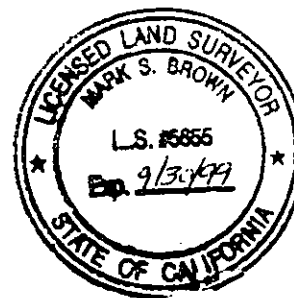
THENCE South 48°59'45" West, along the southeasterly line of said lot, a distance of 138.63 feet;

THENCE North 45°43'45" West, 320.88 feet to a point in said northwesterly line of said lot;

THENCE North 44°16'15" East, along said northwesterly line, 15.00 feet to said POINT OF BEGINNING.

Area: 1,077.5 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 2/1/96 Date Prep. WF
Mark S. Brown, L.S. 5655
License Expires 9/30/99

Dated 4-22-96

APPROVED AS TO FORM
Carolyn Confer 4122196
CAROLYN CONFER
ASSISTANT CITY ATTORNEY

SILVERADO INVESTMENT CORP.,
a California corporation

by Pat Newton

title PRESIDENT

by George Newton

title SECRETARY/TREASURER

GENERAL ACKNOWLEDGEMENT

State of California }
County of RIVERSIDE } ss

On APRIL 22, 1996 before me HOLLY R. TOLFORD
(date) (name)

a Notary Public in and for said State, personally appeared
PETER NEWTON, 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 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.

Holly R. Tolford
Signature

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 4/23/96

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

OPTIONAL SECTION

CAPACITY CLAIMED BY SIGNER

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

Title President

Title Secretary/treasurer

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

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

The party(ies) executing this document is/are representing:

BUSHNELL AVE.

151181

..... TO MITCHELL AVE.

TO GRAMERCY PL.

N 44° 16' 19" E

136'

25'

8'

25'

6'

S 77° 19' 30" E

25

27

322.16'

26

ONWENSIA TRACT

M.B. 11/98 Riv. Co.

320.88'

283.25'

N 45° 43' 45" W

111.37'

S 48° 59' 45" W

138.62'

105.66'

30

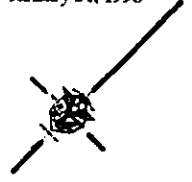
S 20° 52' 15" E

29

Symbology

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

Map Produced on
January 31, 1996



64/5

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.

1 inch = 60 feet

Aerial photos taken on 4/19/1998. The City of Riverside makes no warranty on the accuracy or contents of the data shown on this map. This map shall not be reproduced or distributed. © Copyright 1998, City of Riverside, California

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