

242539

When Recorded Mail To:

City Clerk
City of Riverside
City Hall, 3900 Main Street
Riverside, CA 92522

RECEIVED FOR RECORD
AT 8:00 O'CLOCK

JUN 28 1996

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



OK

QUITCLAIM DEED

FRANK B. ROBISON ("Robison") and AERO TECH SURVEYS, PASQUALI BENENATI and IRENE BENENATI (collectively, "ATS") do hereby remise, release and forever quitclaim to the CITY OF RIVERSIDE, a municipal corporation of the State of California, its successors and assigns ("City"), all rights and interests in the real property located in the City of Riverside, County of Riverside, State of California, described in Exhibits A, B, C and D, attached hereto and incorporated herein by this reference, and all improvements situated on said real property, which rights and interests arise out of that certain Lease Agreement dated February 2, 1971, by and between City as lessor and Pictorial Crafts, Incorporated, as lessee, ("Pictorial Crafts") as amended by the Amendment to Lease Agreement dated November 3, 1981, and as assigned by Pictorial Crafts to Robison and DOROTHEA C. ROBISON, by that Assignment of Lease and Consent to Assignment and Sublease dated July 23, 1985, and thereafter subleased by Robison and Dorothea C. Robison (now

deceased) as sublessors to ATS as sublessees by that certain Sublease Agreement dated October 1, 1993 as consented to by City on November 16, 1993.

Dated June 18, 96

Frank B. Robison
Frank B. Robison

Dated June 18, 96

AERO TECH SURVEYS

By P. Benenati

Title Pres.

Pasquale Benenati
Pasquale Benenati

Irene Benenati
Irene Benenati

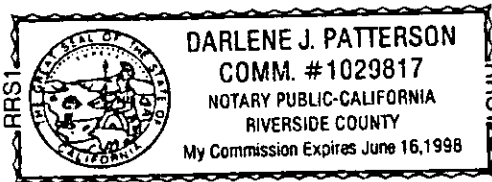
State of California)
) ss
County of Riverside)

On June 18, 1996, 1996, before me, the undersigned,
a Notary Public in and for said State, personally appeared

Frank B. Robison*

~~personally xxxxxxxxxx~~ (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.



Darlene J. Patterson
Signature

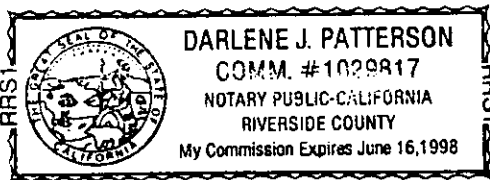
State of California)
) ss
County of Riverside)

On June 18, 1996, 1996, before me, the undersigned,
a Notary Public in and for said State, personally appeared

Pasquali Benenati and Irene Benenati*

~~personally xxxxxxxxxx~~ (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.



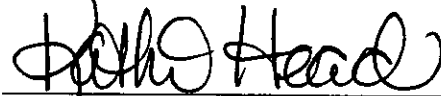
Darlene J. Patterson
Signature

CERTIFICATE OF ACCEPTANCE
(Government Code §27281)

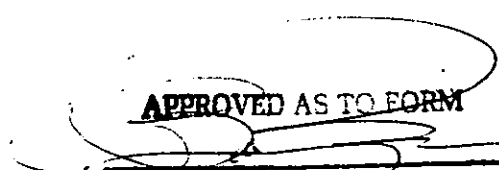
THIS IS TO CERTIFY that the interest in real property conveyed by the within instrument to the City of Riverside, a municipal corporation of the State of California, is hereby accepted by the undersigned officer of behalf of the City Council of said City pursuant to authority conferred by Resolution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

Dated 6/25/96

CITY OF RIVERSIDE



Real Property Service Manager
of the City of Riverside



APPROVED AS TO FORM

ASST. CITY ATTORNEY

That portion of Lot 4 of Block 36 of Riverview Addition Number 5, as shown by map on file in Book 7, Page 7 of Maps, records of Riverside County, California, described as follows:

Commencing at the northwest corner of Gafford Gardens, as shown by map on file in Book 12, Page 97 of Maps, records of said County;

Thence South $89^{\circ} 54' 00''$ East, along the northerly line of said Gafford Gardens, 478.33 feet;

Thence North $29^{\circ} 10' 00''$ East, 332.09 feet;

Thence North $76^{\circ} 31' 30''$ West, 529.63 feet;

Thence North $29^{\circ} 10' 00''$ East, 147.40 feet;

Thence North $60^{\circ} 50' 00''$ West, 8.39 feet;

Thence North $29^{\circ} 10' 00''$ East, 106.50 feet;

Thence North $60^{\circ} 50' 00''$ West, 77.00 feet to the TRUE POINT OF BEGINNING;

Thence continuing North $60^{\circ} 50' 00''$ West, 30.00 feet;

Thence South $29^{\circ} 10' 00''$ West, 40.50 feet;

Thence South $60^{\circ} 50' 00''$ East, 30.00 feet;

Thence North $29^{\circ} 10' 00''$ East, 40.50 feet to the TRUE POINT OF BEGINNING.

Containing 1,215 square feet.

DESCRIPTION APPROVAL:

4, 10, 96

Carl S. B.
SURVEYOR, CITY OF RIVERSIDE

DESCRIPTION APPROVAL

By James I. Withers 1/15/71 by JW
Surveyor

AIRPORT LEASE - PARCEL 8A

That portion of Lot 4 of Block 36 of Riverview Addition Number 5, as shown by map on file in Book 7, Page 7 of Maps, records of Riverside County, California, described as follows:

Commencing at the northwest corner of Gafford Gardens, as shown by map on file in Book 12, Page 97 of Maps, records of said County;

Thence South 89° 54' 00" East, along the northerly line of said Gafford Gardens, 478.33 feet;

Thence North 29° 10' 00" East, 332.09 feet;

Thence North 76° 31' 30" West, 529.63 feet;

Thence North 29° 10' 00" East, 147.40 feet;

Thence North 60° 50' 00" West, 8.39 feet;

Thence North 29° 10' 00" East, 106.50 feet;

Thence North 60° 50' 00" West, 30.00 feet to the TRUE

POINT OF BEGINNING;

Thence continuing North 60° 50' 00" West, 47.00 feet;

Thence South 29° 10' 00" West, 105.00 feet;

Thence South 60° 50' 00" East, 47.00 feet;

Thence North 29° 10' 00" East, 105.00 feet to the TRUE POINT OF BEGINNING.

Containing 4,935 square feet.

DESCRIPTION APPROVAL:

Charles S. Bar 4.10.96
SURVEYOR, CITY OF RIVERSIDE

DESCRIPTION APPROVAL

by *George Hutchins* 1/15/76 by *dd*
Surveyor

EXHIBIT B

13996

AIRPORT LEASE - PARCEL 9A

That portion of Lot 4 of Block 36 of Riverview Addition Number 5, as shown by map on file in Book 7, Page 7 of Maps, records of Riverside County, California, described as follows:

Commencing at the northwest corner of Gafford Gardens as shown by map on file in Book 12, Page 97 of Maps, records of said County;

Thence South 89° 54' 00" East, along the northerly line of said Gafford Gardens, 478.33 feet;

Thence North 29° 10' 00" East, 332.09 feet;

Thence North 76° 31' 30" West, 529.63 feet;

Thence North 29° 10' 00" East, 147.40 feet;

Thence North 60° 50' 00" West, 8.39 feet;

Thence North 29° 10' 00" East, 106.50 feet to the TRUE POINT

OF BEGINNING;

Thence North 60° 50' 00" West, 30.00 feet;

Thence South 29° 10' 00" West, 105.00 feet;

Thence South 60° 50' 00" East, 30.00 feet;

Thence North 29° 10' 00" East, 105.00 feet to the TRUE

POINT OF BEGINNING.

Containing 3,150 square feet.

DESCRIPTION APPROVAL: 4 10 96

Paul S. [Signature]
SURVEYOR, CITY OF RIVERSIDE

DESCRIPTION APPROVAL

by *George P. Hitchman* 1/15/71 by *JJ*
Surveyor

AIRPORT LEASE - PARCEL 10A

That portion of Lot 4 of Block 36 of Riverview Addition Number 5, as shown by map on file in Book 7, Page 7 of Maps, records of Riverside County, California, described as follows:

Commencing at the northwest corner of Gafford Gardens, as shown by map on file in Book 12, Page 97 of Maps, records of said County;

Thence South 89° 54' 00" East, along the northerly line of said Gafford Gardens, 478.33 feet;

Thence North 29° 10' 00" East, 332.09 feet;

Thence North 76° 31' 30" West, 529.63 feet;

Thence North 29° 10' 00" East, 147.40 feet;

Thence North 60° 50' 00" West, 8.39 feet;

Thence North 29° 10' 00" East, 1.50 feet;

Thence North 60° 50' 00" West, 30.00 feet to the TRUE POINT OF BEGINNING;

Thence South 29° 10' 00" West, 45.00 feet;

Thence North 60° 50' 00" West, 41.82 feet to the beginning of a non-tangent curve concave west and having a radius of 84.00 feet; the initial radial line of said curve bears North 81° 50' 11" East;

Thence north along said curve, an arc length of 8.05 feet thru a central angle of 5° 29' 36" to a non-tangent line;

Thence North 29° 10' 00" East, along said non-tangent line, 38.84 feet;

Thence South 60° 50' 00" East, 47.00 feet to the TRUE POINT OF BEGINNING.

Containing 2,099 square feet.

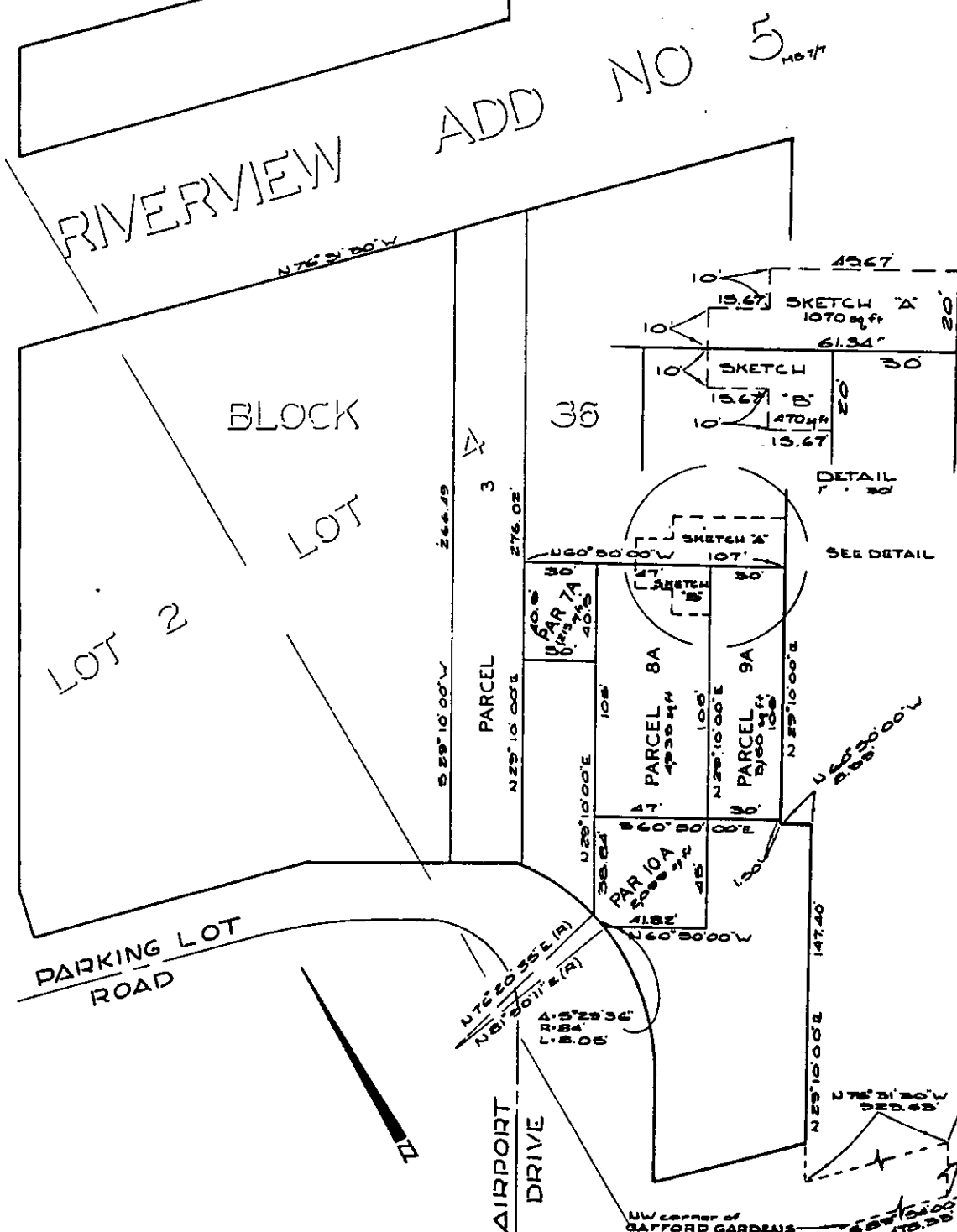
DESCRIPTION APPROVAL:

4.10.76

[Signature]
SURVEYOR, CO. OF RIVERSIDE

DESCRIPTION APPROVAL

by *[Signature]* 1/15/76 by *[Signature]*
SURVEYOR



• 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

51/3

SCALE: 1" = NTS

DRAWN BY K95 DATE 5/31/96

SUBJECT ROBISON QCD