

DOC # 1999-367299

08/16/1999 08:00A Fee:NC

Page 1 of 7

Recorded in Official Records

County of Riverside

Gary L. Orso

Assessor, County Clerk & Recorder



PLEASE COMPLETE THIS INFORMATION

RECORDING REQUESTED BY

Chicago Title Company

AND WHEN RECORDED MAIL TO:

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

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

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Grant Deed

Title of Document

THIS AREA FOR
RECORDER'S
USE ONLY

THIS PAGE ADDED TO PROVIDE ADEQUATE SPACE FOR RECORDING INFORMATION
(\$3.00 Additional Recording Fee Applies)

K04

THIS AREA IS RESERVED FOR THE RECORDER'S USE ONLY. ANY INFORMATION ENTERED HEREIN IS SUBJECT TO THE RECORDER'S REVIEW AND APPROVAL. THE RECORDER IS NOT RESPONSIBLE FOR THE ACCURACY OF THE INFORMATION ENTERED HEREIN.

When recorded mail to:

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

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

D-

Project: **Tract No. 21166**
Fair Isle Dr.

GRANT DEED

WELLS FARGO BANK, NATIONAL ASSOCIATION, a National Banking Association, 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 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.



1999-367299
08/16/1999 08:08A
2 of 7

Dated 4/28/99

**WELLS FARGO BANK, NATIONAL
ASSOCIATION, a National Banking
Association**

al By: ~~WELLS FARGO REAL ESTATE
GROUP, INC., its Agent~~

by: R R Leporente J

title: Vice President

by: [Signature]

title: Vice President



1999-367299
08/16/1999 08:00A
3 of 7

GENERAL ACKNOWLEDGEMENT

State of California }
County of San Francisco } ss

On April 28, 1999, before me Judy Lee
(date) (name)

a Notary Public in and for said State, personally appeared

Raymond L. Lapointe, Jr., Donna M. Cummings
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.

Judy Lee
Signature

OPTIONAL SECTION

CAPACITY CLAIMED BY SIGNER

() Attorney-in-fact
 Corporate Officer(s)
Title VP
Title VP

() Guardian/Conservator

() Individual(s)

() Trustee(s)

() Other

() Partner(s)

() General

() Limited

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

WFB

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 5/5/99

[Signature]

Real Property Services Manager
of the City of Riverside

wfbwtr.ded

APPROVED AS TO FORM
Carolyn Confer 5.14.99
CAROLYN CONFER
ASSISTANT CITY ATTORNEY

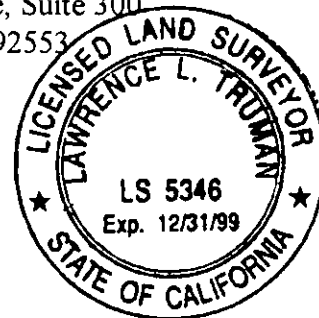


1999-367299
08/16/1999 08:00A
4 of 7

EXHIBIT "A"
LEGAL DESCRIPTION

Lawrence L. Truman

Prepared under the supervision of:
Lawrence L. Truman, L.S. #5346
Expires 12/31/99
THE KEITH COMPANIES, INC.
22690 Cactus Avenue, Suite 300
Moreno Valley, CA 92553
(909) 653-0234



PARCEL 1:

LOT "G" OF TRACT MAP 21166 AS SHOWN BY MAP ON FILE IN BOOK 283 OF MAPS,
AT PAGES 18 THROUGH 26 INCLUSIVE, RECORDS OF RIVERSIDE COUNTY, STATE
OF CALIFORNIA.

AREA = 29.26 Sq. Ft. or 0.00067 Acres

**SEE ATTACHED EXHIBIT "B"
ATTACHED HERETO AND MADE A PART OF**

PARCEL 2:

LOT "F" OF TRACT MAP 21166 AS SHOWN BY MAP ON FILE IN BOOK 283 OF MAPS,
AT PAGES 18 THROUGH 26 INCLUSIVE, RECORDS OF RIVERSIDE COUNTY, STATE
OF CALIFORNIA.

AREA = 395.35 Sq. Ft. or 0.00908 Acres

**SEE ATTACHED EXHIBIT "B"
ATTACHED HERETO AND MADE A PART OF**

NA30772.000\DOC\2574996 LOTG&F LEGAL.wpd

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DESCRIPTION APPROVAL 4/20/99
Walter R. Inye by ---
SURVEYOR, CITY OF RIVERSIDE



1999-367299
08/16/1999 08:08A
5 of 7

14457

EXHIBIT "A"
LEGAL DESCRIPTION

PARCEL 3:

THAT PORTION OF THAT CERTAIN PARCEL OF LAND CONVEYED TO THE CITY OF RIVERSIDE BY INSTRUMENT No. 437015, RECORD DECEMBER 14, 1989 AS SHOWN ON TRACT MAP 21166 ON FILE IN BOOK 283 OF MAPS, AT PAGES 18 THROUGH 26 INCLUSIVE, RECORDS OF RIVERSIDE COUNTY, STATE OF CALIFORNIA, MORE PARTICULAR DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE NORTH LINE OF SAID PARCEL WITH THE WESTERLY RIGHT OF WAY OF FAIR ISLE DRIVE AS SHOWN ON SAID MAP, SAID POINT BEING ON A CURVE CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 532.15 FEET, A RADIAL BEARING TO THE RADIUS OF SAID CURVE BEARS NORTH 47°07'02" EAST;

THENCE, SOUTHEASTERLY ALONG SAID CURVE AND RIGHT OF WAY, 7.10 FEET THROUGH A CENTRAL ANGLE OF 00°45'54";

THENCE, LEAVING SAID RIGHT OF WAY, NORTH 83°19'40" WEST, 9.33 FEET TO THE NORTHERLY LINE OF SAID CERTAIN PARCEL AND THE MOST EASTERLY POINT OF LOT "F" AS SHOWN ON SAID MAP;

THENCE, ALONG SAID NORTH LINE OF SAID PARCEL, NORTH 47°07'02" EAST, 6.01 FEET TO THE POINT OF BEGINNING.

THENCE,

AREA = 445.89 Sq. Ft. or 0.01024 Acres

**SEE ATTACHED EXHIBIT "B"
ATTACHED HERETO AND MADE A PART OF**

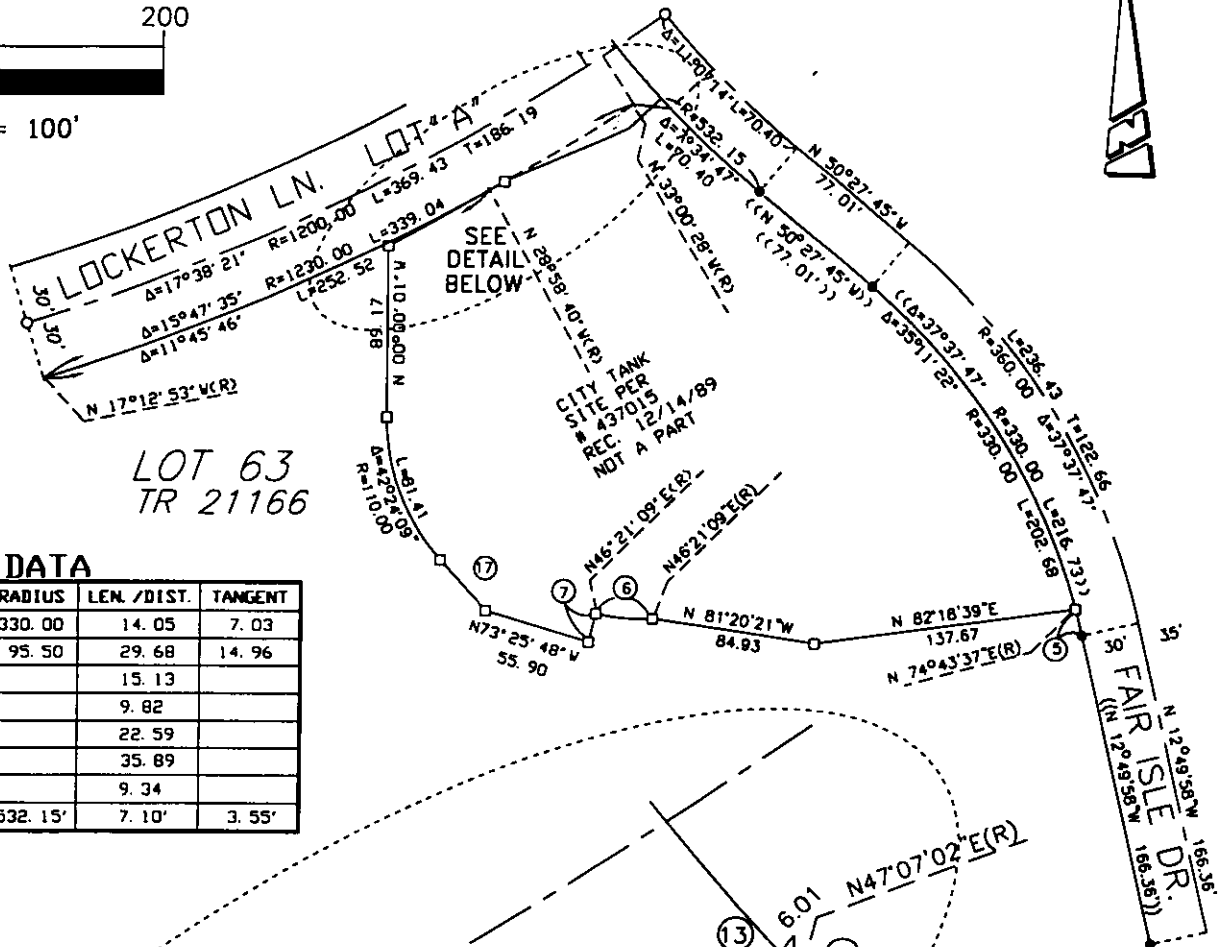


EXHIBIT B

MAP TO ACCOMPANY LEGAL DESCRIPTION
BEING PORTIONS TRACT 21166, MB 283/18-26

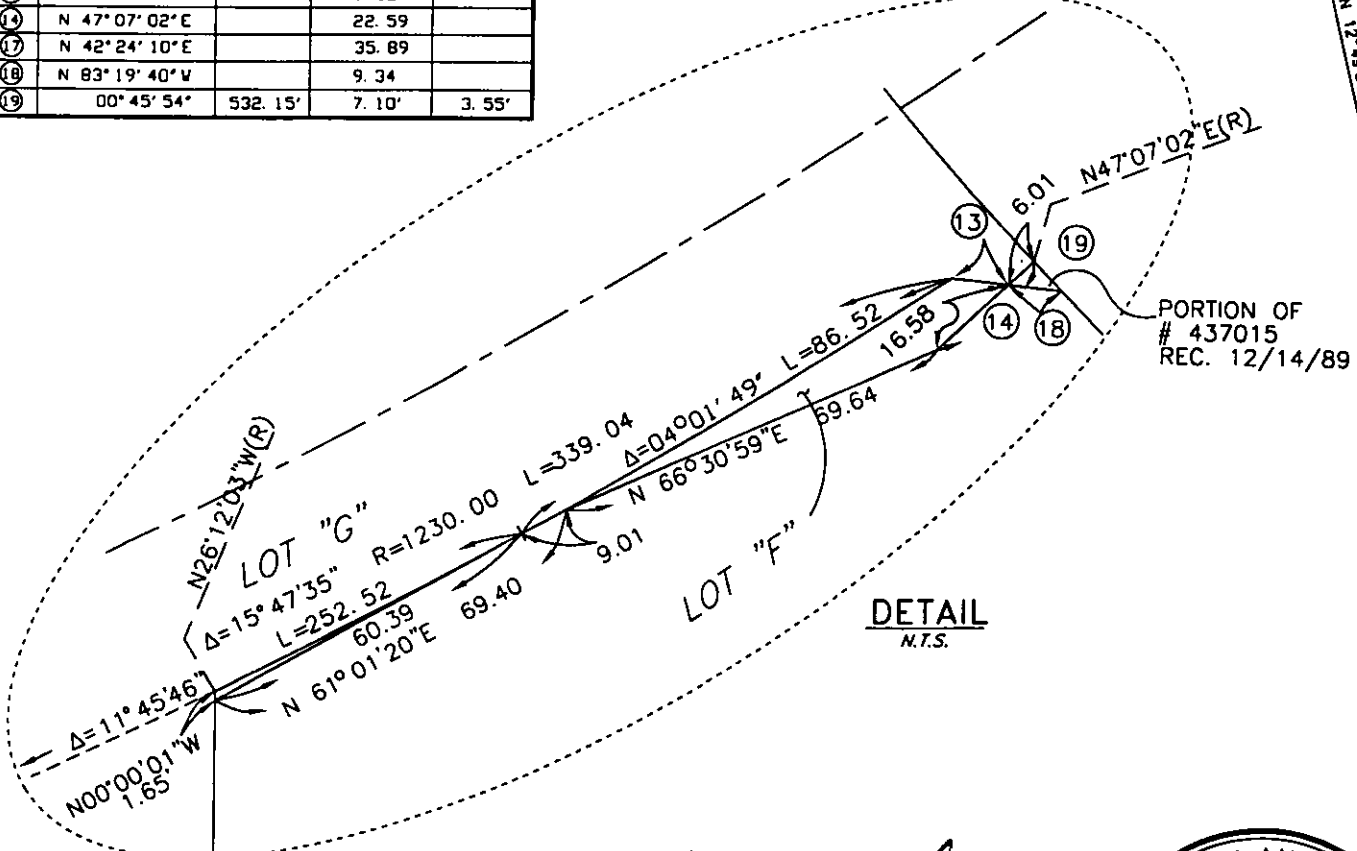


SCALE: 1" = 100'



DATA

○	DELTA/BEARING	RADIUS	LEN. /DIST.	TANGENT
5	2°26'25"	330.00	14.05	7.03
6	17°48'22"	95.50	29.68	14.96
7	N 13°40'12"E		15.13	
13	N 83°19'40"W		9.82	
14	N 47°07'02"E		22.59	
17	N 42°24'10"E		35.89	
18	N 83°19'40"W		9.34	
19	00°45'54"	532.15'	7.10'	3.55'



PORTION OF # 437015 REC. 12/14/89

Lawrence L. Truman

PREPARED UNDER THE SUPERVISION OF:
LAWRENCE L. TRUMAN, L.S. 5346
EXPIRES 12-31-99



MAR 25 1999

The Kellogg Surveying WORKS
DIV. OF PUBLIC WORKS
TKC
27000 Center Avenue, Suite 200, Riverside, Calif. 92503-6294 (951) 633-6234



1999-367299
08/16/1999 08:00A
7 of 7

S8/5

14457