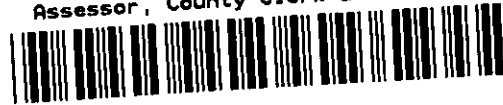


When recorded mail to:

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

DOC # 2004-0235980
04/02/2004 08:00R Fee:NC
Page 1 of 4
Recorded in Official Records
County of Riverside
Gary L. Orso
Assessor, County Clerk & Recorder



FREE RECORDING

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

M	S	U	PAGE	SIZE	DA	PCOR	NOCOR	SMF	MSC.
	1		4						
A	R	L			COPY	LONG	REFUND	NCHG	EXAM

(Handwritten mark)
C

Project: Tract Map 31147
APN 139-190-003

D - 15303

OFFER OF DEDICATION

On this 9th day of March, ^{W. Page} ~~2003~~ ^{2004 LJM Page} VICTOR W. PAGE

PAGE and LAVERTA W. PAGE, husband and wife as joint tenants, 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, sanitary sewers, storm 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 3/9/2004

(Signature of Victor W. Page)
VICTOR W. PAGE

(Signature of Laverta W. Page)
LAVERTA W. PAGE

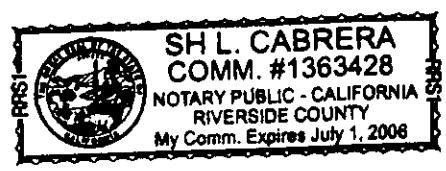


GENERAL ACKNOWLEDGEMENT

State of California
County of San Bernardino } ss
On 3/9/04 (date), before me Sh. L. Cabrera (name)

a Notary Public in and for said State, personally appeared
Victor W. Page and Laverta W. Page
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.

[Signature]
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:

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

The City of Riverside, a municipal corporation of the State of California, hereby consents through the undersigned officer to the herein above 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 consents on behalf of the City Council of said City to recordation of this instrument pursuant to authority conferred by Resolution No. 20534 of said City Council adopted September 23, 2003 .

Dated 3/31/04

CITY OF RIVERSIDE

APPROVED AS TO FORM
CITY ATTORNEY'S OFFICE

BY: [Signature]

[Signature]
Deputy City Attorney

Administrative Services Manager



EXHIBIT "A"
LEGAL DESCRIPTION
(10-FOOT WIDE EASEMENT)

THAT PORTION OF FRACTIONAL SECTION 16, TOWNSHIP 3 SOUTH, RANGE 6 WEST, OF THE RANCHO LA SIERRA IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS SHOWN ON A MAP FILED IN BOOK 6, PAGE 70 OF MAPS, RECORDS OF SAID COUNTY, SAID PORTION BEING A STRIP OF LAND 10.00 FEET WIDE, THE WESTERLY AND NORTHWESTERLY LINES OF SAID STRIP BEING DESCRIBED AS FOLLOWS:


COMMENCING AT THE SOUTHEAST CORNER OF THAT PARCEL CONVEYED TO M.A. PAGE AND DELIA ANN PAGE BY A GRANT DEED RECORDED OCTOBER 30, 1959 AS INSTRUMENT NO. 92661 OF OFFICIAL RECORDS OF SAID COUNTY, SAID SOUTHEAST CORNER ALSO BEING THE NORTHEAST CORNER OF THAT 6.98 ACRE TRACT CONVEYED TO KENNETH AND WANDA L. KNOEFLER BY DEED RECORDED MAY 2, 1945 IN BOOK 669, PAGE 394 OF OFFICIAL RECORDS OF SAID COUNTY; THENCE ALONG THE SOUTHERLY LINE OF SAID PARCEL CONVEYED TO PAGE, ALSO BEING THE NORTHERLY LINE OF SAID 6.98 ACRE TRACT, SOUTH 88°44'00" WEST 285.27 FEET; THENCE CONTINUING ALONG SAID SOUTHERLY LINE SOUTH 85°17'30" WEST 200.00 FEET TO THE TRUE POINT OF BEGINNING, SAID POINT BEING THE BEGINNING OF A NON-TANGENT CURVE CONCAVE EASTERLY, HAVING A RADIUS OF 200.00 FEET, A LINE RADIAL TO SAID POINT BEARS SOUTH 85°17'30" WEST; THENCE NORTHERLY AND NORTHEASTERLY 163.65 FEET ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 46°53'00" TO A TANGENT LINE; THENCE NORTH 42°10'30" EAST 236.49 FEET ALONG SAID TANGENT LINE TO THE SOUTHWESTERLY LINE OF A 50.00 FOOT WIDE PARCEL OF LAND CONVEYED TO THE CITY OF RIVERSIDE BY A DEED RECORDED JULY 10, 1964 AS INSTRUMENT NO. 84842, RECORDS OF SAID COUNTY, AND THE END OF THIS DESCRIPTION.

THE EASTERLY AND SOUTHEASTERLY LINES OF THE ABOVE DESCRIBED EASEMENT SHALL BE LENGTHENED OR SHORTENED SO AS TO TERMINATE SOUTHERLY AT THE NORTHERLY LINE OF SAID 6.98 ACRE TRACT AND NORTHEASTERLY AT SAID SOUTHWESTERLY LINE OF THAT 55.00 FOOT WIDE PARCEL CONVEYED TO THE CITY OF RIVERSIDE.

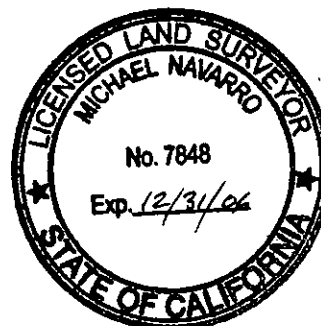
THE ABOVE DESCRIBED PARCEL CONTAINS 3,954 SQUARE FEET.

EXHIBIT "B" ATTACHED HERETO AND MADE A PART HEREOF.

PREPARED UNDER MY SUPERVISION:


MICHAEL NAVARRO, P.L.S. 7848
LICENSE EXPIRES 12/31/06

11/13/03
DATE





SURVEYOR, CITY OF RIVERSIDE

EXHIBIT "B"



N89°27'00"E
97.40'

☉ RALEY DR.

50-FOOT STRIP CONVEYED TO THE CITY OF RIVERSIDE BY DOCUMENT RECORDED 7/10/64 AS INSTRUMENT NO. 84842, RECORDS OF RIVERSIDE COUNTY

PARCEL CONVEYED TO M.A. PAGE AND DELIA PAGE, DESCRIBED AS PARCEL 3 IN A DOCUMENT RECORDED 10/30/59 AS INSTRUMENT 92661, O.R.

P.O.C.

S.E. CORNER OF PAGE PARCEL & N.E. CORNER OF KNOEFLER PARCEL

6.98 ACRE TRACT CONVEYED TO KENNETH AND WANDA L KNOEFLER BY DEED RECORDED 5/2/45 IN BK 669, PG 394 O.R.

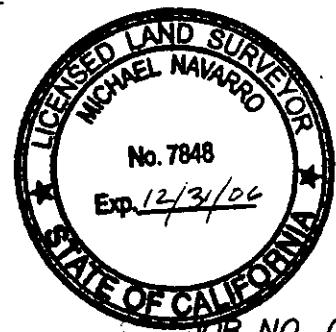
CURVE DATA

- C1 Δ=46°53'00"
R=200'
L=163.65'
- C2 Δ=47°16'30"
R=200'
L=165.02'

SHEET 1 OF 1

TITLE: PLAT TO ACCOMPANY LEGAL DESCRIPTION OF ROAD DEDICATION FOR RALEY DRIVE

Hall & Foreman, Inc.
 Civil Engineering • Planning • Surveying • Public Works
 9130 Anaheim Place, Suite 120 • Rancho Cucamonga, CA 91730 • (909) 484-9090



DATE OF PREPARATION: 11/13/03

JOB NO. 02377
 U: \02377\Mapping\Legals\Raley Street\ROAD_EXHIBIT-V2.Dwg

15303

