



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)

2103679

Project: Park Replacement Property
2547 Van Buren Boulevard

A.P.N. 239-160-008

TR: 009
DTT: Okamoto

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D - 15402



GRANT DEED

JAMES SELLE and MARION SELLE, as Grantors, FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do 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.

Dated 11/23/04

By PAMELA BROWN
HIS ATTORNEY IN FACT

James Selle
JAMES SELLE by Pamela Brown
his attorney-in-fact

Marion Selle
MARION SELLE by Pamela Brown
her attorney-in-fact

By PAMELA BROWN
HER ATTORNEY IN FACT

GENERAL ACKNOWLEDGEMENT

State of California

County of Riverside } ss

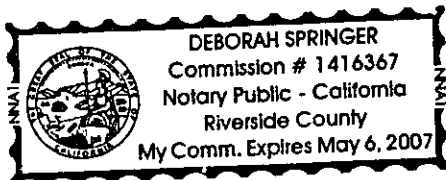
On November 23, 04 before me Deborah Springer
(date) (name)

a Notary Public in and for said State, personally appeared

Pamela Brown

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.

Deborah Springer
Signature

OPTIONAL SECTION

CAPACITY CLAIMED BY SIGNER

- Attorney-in-fact
- Corporate Officer(s)
Title _____
- Title _____
- Guardian/Conservator
- Individual(s)
- Trustee(s)
- Other
Specific Power of Attorney
- Partner(s)
- General
- Limited

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

James F. Selle

Manion J. Selle

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. 20534 of said City Council adopted September 23, 2003, and the grantee consents to recordation thereof by its duly authorized officer.

Dated 11-30-04

CITY OF RIVERSIDE

By [Signature]

APPROVED AS TO FORM
CITY ATTORNEY'S OFFICE

[Signature]

15402
by Pamela Brown
attorney-in-fact

EXHIBIT "A"

That certain real property located in the City of Riverside, County of Riverside, State of California, described as follows:

That portion of Lot 3 in Block 24 of Arlington Heights, as per map recorded in Book 11, Pages 20 and 21 of Maps, records of San Bernardino County, California, described as follows:

BEGINNING at a point on the northeasterly line of Van Buren Boulevard, which bears North 34°00' West, 212.29 from the most southerly corner of said Lot 3;

THENCE North 34°00' West, along said northeasterly line of Van Buren Boulevard, 140 feet;

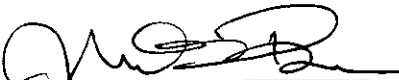
THENCE North 56°00' East, 173.33 feet;

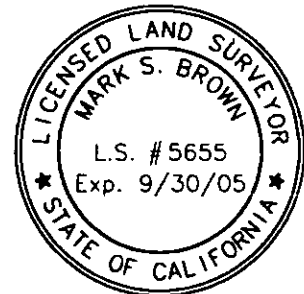
THENCE South 34°00' East, and parallel with the northeasterly line of Van Buren Boulevard, 140 feet;

THENCE South 56°00' West, 173.33 feet to the POINT OF BEGINNING;

EXCEPTING THEREFROM that portion conveyed to the City of Riverside by deed recorded April 21, 1972, as Instrument No. 52028 of Official Records of Riverside County, California.

This description was prepared by me or under my direction in conformance with the requirements of the Land Surveyors Act.

 11/17/04 Date Prep. Kgp
Mark S. Brown, L.S. 5655
License Expires 9/30/05



J.S. M.S.
by Pamela Brown
attorney-in-fact

BLVD.

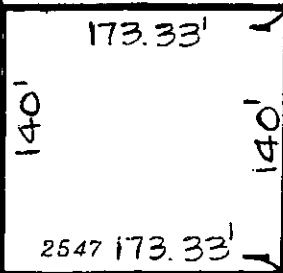
VAN BUREN

619/0

14-21-1972
52028 O.R.

212.29'

212.29'



POR. LOT 3
BLOCK 24

24

ARLINGTON
M.B. 11/20-21
S.B.Co. HEIGHTS

MOST SLY CORNER

M.W.D. TELEPHONE

CLEVELAND

AVE.

M.W.D. TELEPHONE

◆ CITY OF RIVERSIDE, CALIFORNIA ◆

81/4 + 6
15402

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



Scale: 1" = 100'

Drawn by: sken

Date: 11/18/04

Subject: PARK REPLACEMENT PROPERTY