

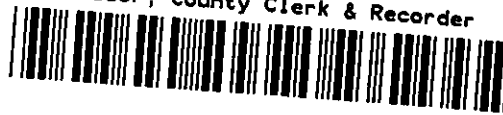
When recorded mail to:

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

DOC # 2005-0167093

03/02/2005 08:00A Fee:NC  
Page 1 of 4

Recorded in Official Records  
County of Riverside  
Larry W. Ward  
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	NOGOR	SMF	MISC.
	1		4						
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FOR RECORDER'S OFFICE USE ONLY

Project: Miscellaneous Sidewalk Construction  
A.P.N. 209-121-001

**D - 15445**

QUITCLAIM DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, **NICK A. PENA** and **KRISTINE M. PENA**, husband and wife as joint tenants, do hereby remise, release, and forever quitclaim to the CITY OF RIVERSIDE, a municipal corporation of the State of California, its successors and assigns, all rights, title and interest, if any, in 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 2-28-05

\_\_\_\_\_  
NICK A. PENA

\_\_\_\_\_  
KRISTINE M. PENA

GENERAL ACKNOWLEDGEMENT

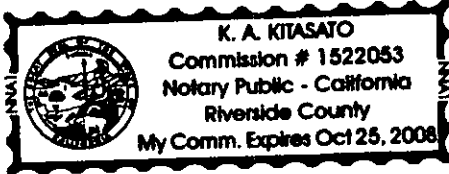
State of California

County of Riverside } ss

On 2-28-05, before me K.A. Kitasato  
(date) (name)

a Notary Public in and for said State, personally appeared  
Nick A. Pena and Kristine M. Pena  
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.  
K.A. Kitasato  
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:  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

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 3-1-05

CITY OF RIVERSIDE  
By [Signature]



EXHIBIT "A"

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

Lot "A" of Russell Tract, as shown by map on file in Book 18, Page 94 of Maps, 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.

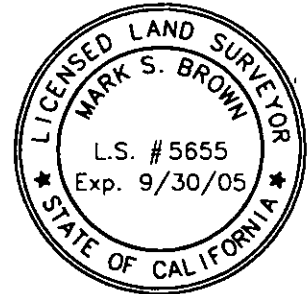


Mark S. Brown, L.S. 5655  
License Expires 9/30/05

2/1/05

Date

Prep.



2005-0167093  
03/02/2005 08:00A  
3 of 4



47 48

30'

D4382

RUSSELL STREET

42 41

60'

4' AERIAL EASM'T D4379

30'

ORANGE STREET

25'

165.25

LOT "A"

3596

35.20

3584

50

3570

50

RUSSELL TRACT  
M.B. 18/94

135.25

135.25

135.25

D435

D491

30'

D488

5.24

55.19

165.04

5

50

60

5

50

60

◆ CITY OF RIVERSIDE, CALIFORNIA ◆

25-3

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" = 30'

Drawn by: skn

Date: 02/01/05

Subject: 3596 RUSSELL

15445