

123942

No. Fee - 6103 Government Code

When recorded mail to:

City Clerk's Office  
 City of Riverside  
 City Hall - 3711 Orange  
 Riverside, Calif. 92501  
 Central Ave. Ext.

DOCUMENTARY TRANSFER TAX

\$  None

Signature

CITY OF RIVERSIDE

CITY DEED NO. \_\_\_\_\_

GRANT DEED

FOR RECORDER'S OFFICE USE ONLY

APPROVED AS TO FORM

CITY ATTORNEY

7742

DR. STEPHEN BURSTEIN, as his individual interest may appear,  
 \_\_\_\_\_, Grantor

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do es  
 hereby grant to the CITY OF RIVERSIDE, a Municipal Corporation, the real property  
 in the City of Riverside, County of Riverside, State of California, described as  
 follows:

All that portion of the northwest quarter of Section 32, Township  
 2 South, Range 4 West, San Bernardino Meridian, described as  
 follows:

Commencing at the northeast corner of that certain parcel of  
 land conveyed to the City of Riverside, a municipal corporation,  
 by deed recorded August 14, 1970, as Instrument No. 80235,  
 Official Records of Riverside County, California; said corner  
 being in a curve, concave to the west, having a radius of 2,055.00  
 feet; the radial line at said corner bears North 83° 46' 20" East;

Thence North 83° 46' 20" East, 35.00 feet to a point in the east  
 line of that certain parcel of land conveyed to the City of  
 Riverside, a municipal corporation, by deed recorded October 23,  
 1970, as Instrument No. 107140, Official Records of Riverside  
 County, California; said point being the TRUE POINT OF BEGINNING.

Thence continuing North 83° 46' 20" East, 494.32 feet to the  
 beginning of a tangent curve, concave southerly, having a radius  
 of 1,000.00 feet;

Thence easterly along said curve, an arc length of 427.60 feet  
 through a central angle of 24° 29' 58" to the northeast corner  
 of that certain parcel of land conveyed to Norman N. Katz,  
 trustee, by deed recorded September 11, 1970, as Instrument No.  
 89426, Official Records of Riverside County, California; the  
 preceding two courses being along the northerly line of said  
 parcel recorded September 11, 1970, as Instrument No. 89426;

Thence South 20° 16' 10" West, along the easterly line of said  
 parcel recorded September 11, 1970, as Instrument No. 89426,  
 8.15 feet to a point in a curve, concave to the south, having a  
 radius of 1,945.00 feet; a radial line to last mentioned point  
 bears North 00° 35' 53" East;

RECEIVED FOR RECORD

SEP 15 1972

2.5 Min. Post-40'clock P.M.  
CITY CLERK

Book 1972, Page 123942  
Recorded in Official Records  
of Riverside County, California

W. W. Doolittle Recorder  
FEE \$ \_\_\_\_\_

INDEXED

Thence westerly, along said curve, an arc length of 154.01 feet through a central angle of 4° 32' 13" to a tangent line;

Thence South 86° 03' 40" West, along said tangent line, 753.58 feet to the south line of the aforementioned parcel of land conveyed to the City of Riverside, a municipal corporation, by deed recorded October 23, 1970, as Instrument No. 107140;

Thence North 83° 46' 20" East, along said south line of the parcel of land recorded October 23, 1970, as Instrument No. 107140, 1.10 feet to the southeast corner of said parcel;

Thence North 6° 13' 40" West, along the west line of said parcel, recorded October 23, 1970, as Instrument No. 107140, 55.00 feet to the TRUE POINT OF BEGINNING.

The above described parcel of land contains an area of 54,654.8 square feet or 1.25 acres.

123942

DESCRIPTION APPROVAL  
By George P. Hutchins 8/28/72  
Surveyor

Dated

8/28/72

Dr. Stephen Burstein  
DR. STEPHEN BURSTEIN

CONSENT TO RECORDATION

THIS IS TO CERTIFY that the interest in real property conveyed by the Deed or Grant dated 8-28-72 from Dr. Stephen Burstein

for All that portion NW 1/4 of Sec. 32, T5 2 S, R 4 W, SBM

to the City of Riverside, a Municipal Corporation, is hereby accepted for and on behalf of said City pursuant to Resolution of the City Council thereof recorded on 12-29-66 by Inst. No. 123460, Riverside County Records, and the Grantee hereby consents to recordation of this instrument through the undersigned.

Dated September 15, 1972

Jim Rice  
Property Services Manager

123942

ROBERT W. COLE  
PAR 6-1040-3C

INST. 8987  
OCT. 21, 1938

11712.80'E (E)  
5207.62'W  
25.00'

L. 10.03'  
A. 0° 34' 28"

N. 1° 22' 25" E (E)  
L. 18.41' 52" E (E)  
N. 63° 43' 39" W

EAST LINE

N. LINE OF KATZ PROPERTY  
PER INST. 89426  
SEPT. 11, 1970 O.R.

S. LINE OF KATZ PROPERTY  
PER INST. 25338  
MAR 18, 1970 O.R.

SEC. 32

T2S

R4W

SBM

NW 1/4

N 63° 46' 20" E 110'  
N 63° 46' 20" W  
N 26° 02' 40" E

494.32'

N 83° 46' 20" E (R)  
L. 71.58'  
S 86° 02' 40" W  
L. 73.58'

N 6° 13' 40" W  
L. 55.00'

N 83° 46' 20" E  
L. 110'

DETAIL 1" = 1'

EAST LINE PER INST. 107140  
OCT. 23, 1970  
O.R.

SEE DETAIL

INST. 30235  
AUG. 12, 1970  
O.R.

CITY OF RIVERSIDE, CALIFORNIA

PLAT OF PARCEL(S) DESCRIBED  
IN THE ATTACHED DOCUMENT

This plot 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  
ONE

SCALE: 1" = 100' DRAWN L. A. 77 BY S. G. S. SUBJECT CENTRAL AVENUE EXT

OF SHEET