

No Fee - 6103 Government Code

56580

When recorded mail to:

City Clerk's Office  
City of Riverside  
City Hall, 3711 Orange Street  
Riverside, California 92501

DOCUMENTARY TRANSFER TAX  
\$ \_\_\_\_\_  None

Signature [Signature]  
CITY OF RIVERSIDE

RECEIVED FOR RECORD

MAY 10 1974

58 Min. Past 3 o'clock P.M.

At Request of  
CITY CLERK

Book 1974, Page 56580

Recorded in Official Records  
of Riverside County, California

W.H. DeLoach Recorder  
FEES & METES

INDEXED

FOR RECORDER'S OFFICE USE ONLY

GRANT DEED

THE REDEVELOPMENT AGENCY OF THE CITY OF RIVERSIDE, CALIFORNIA

\_\_\_\_\_, Grantor \_\_\_\_\_,

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,  
does 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:

That portion of Lot 3 of HAPPY KNOLL TRACT, as shown by  
map on file in Book 11 of Maps, at page 9, thereof,  
records of Riverside County, California, more particularly  
described as follows:

BEGINNING at the southwest corner of said Lot 3;

Thence North 00° 42' 58" West, along the westerly line  
of said Lot 3, a distance of 40.45 feet, to a line  
which is parallel with and distant 33.00 feet southerly  
as measured at right angle to the centerline of Fourteenth  
Street (Lot "A") as shown on said map;

Thence North 89° 12' 25" East, along said parallel line,  
a distance of 133.00 feet, to the easterly line of said  
Lot 3;

Thence South 00° 47' 35" East along said easterly line,  
22.00 feet, to a point therein; said point being in a  
line which is parallel with and distant 55.00 southerly as  
measured at right angle to said centerline;

Thence South 89° 12' 25" West, along said parallel line,  
a distance of 95.07 feet, to the beginning of a tangent  
curve, concaving southeasterly and having a radius of  
32.00 feet;

Thence southwesterly, along said curve, thru a central  
angle of 64° 56' 58", an arc length of 36.28 feet, to its  
intersection with the southerly line of said Lot 3;

Thence South 89° 12' 25" West, along said southerly line,  
a distance of 14.00 feet to the POINT OF BEGINNING.

Area: 3,445.16 square feet, or .08 acres

DESCRIPTION APPROVAL  
by George P. Hutchison 4/26/74 by [Signature]  
Surveyor

APPROVED AS TO FORM

[Signature]

ASST. CITY ATTORNEY

56580

THE REDEVELOPMENT AGENCY OF THE CITY OF RIVERSIDE, CALIFORNIA

Dated 4-30-74

By [Signature]  
C.E. Stearns, Chairman

By [Signature]  
D.R. Shackelton, Exec. Dir./Secretary

STATE OF CALIFORNIA

COUNTY OF Riverside

ss.

ON April 30, 19 74  
before me, the undersigned, a Notary Public in and for  
said State, personally appeared C.E. Stearns  
and D.R. Shackelton  
[Signature], known to me to be the  
Chairman and Executive Director/Secretary

of the Redevelopment Agency of the City of Riverside  
the Public Agency that executed the within Instrument,  
known to me to be the person who executed the within  
Instrument, on behalf of the Public Agency, therein  
named, and acknowledged to me that such Public Agency  
executed the same.

WITNESS my hand and official seal.

[Signature]  
Notary Public in and for said State  
875



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FOURTEENTH STREET

N89°12'25"E

HAPPY 33'

KNOLL

TRACT  
N.B. 11/9, RIV. CO.

LOT 3

138.00'

95.07'

40.45'

14.00'

33'

VICTORIA AVENUE

500°42'58"E

R=32.00'  
Δ=64°56'58"  
L=36.28'

N65°44'33"W (R)

22.00' 500°47'35"E

CITY OF RIVERSIDE, CALIFORNIA

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

3/15

SCALE: 1" = 20'

DRAWN BY JMW DATE 4/24/74

SUBJECT FOURTEENTH STREET WIDENING

8175