

No Fee - 6103 Government Code
28066

When recorded mail to:

City Clerk's Office
City of Riverside
City Hall, 3711 Orange Street
Riverside, California 92501
Iowa Ave. Widening

DOCUMENTARY TRANSFER TAX
\$ _____ None

Signature _____
CITY OF RIVERSIDE

RECEIVED FOR RECORD

MAR 11 1975

10 Min. Past 10 o'clock A.M.

At Request of
CITY CLERK

Book 1975, Page 28066
Recorded in Official Records
of Riverside County, California

W.H. Walsh Recorder
FEES \$ _____

INDEXED

FOR RECORDER'S OFFICE USE ONLY

GRANT DEED

APPROVED AS TO FORM

8357

Sachan Puri
ASST. CITY ATTORNEY

MICHAEL KAPLAN and MARTHA KAPLAN, as to each an undivided one-fourth interest as tenants in common; and FAYE WEINSTEIN, as to an undivided one-half interest, as tenant in common, Grantors,

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do _____ 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 12 in Section 19, T.2S., R.4W., S.B.M., as shown by Map of LANDS OF THE EAST RIVERSIDE LAND CO., on file in Book 6 of Maps, at page 44 thereof, San Bernardino County Records, more particularly described as follows:

BEGINNING at the southeast corner of said Lot;

Thence North 0° 12' 00" East, along the east line of said Lot, a distance of 429.41 feet to the southeast corner of that certain parcel of land conveyed to RIVERSIDE COUNTY COUNCIL, BOY SCOUTS OF AMERICA, INC., a corporation, by a deed recorded February 29, 1960, as Instrument No. 17777 of Official Records of Riverside County, California;

Thence North 89° 47' 17" West, along the south line of said parcel, 5.00 feet to a line which is parallel with and distant 55.00 feet west, as measured at right angle, from the centerline of IOWA AVENUE;

Thence South 0° 12' 00" West, along said parallel line, 405.91 feet to the beginning of a tangent curve with a radius of 23.50 feet and concaving to the northwest;

Thence southerly, southwesterly and westerly along said curve an arc length of 36.91 feet thru a central angle of 89° 59' 55" to the south line of said Lot;

Thence South 89° 48' 05" East, along said south line, 28.50 feet to the point of beginning.

Area - 2,265.60 square feet.

DESCRIPTION APPROVAL
by *Sachan Puri* Surveyor

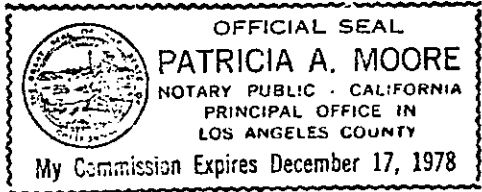
8357

Dated 3/3/75

Michael Kaplan
MICHAEL KAPLAN

28066

STATE OF CALIFORNIA
COUNTY OF Los Angeles ss.



ON March 3, 1975
before me, the undersigned, a Notary Public in and for said State, personally appeared
Morris J. Gallask
known to me to be the person whose name is subscribed to the within Instrument, as the
Attorney-in-Fact of Michael Kaplan
and acknowledged to me that he subscribed the name of Michael Kaplan
thereto as principal and his own name as Attorney-in-Fact.
WITNESS my hand and official seal.

ACKNOWLEDGMENT—Attorney-in-Fact—Blank Co.—Wolcotts Form 218—Rev. 3-64

Patricia A. Moore
Notary Public in and for said State.

THIS IS TO CERTIFY that the interest in real property conveyed by the
Deed or Grant dated 3/3/75 from Michael Kaplan, Martha Kaplan, Faye
Weinstein
for That por. Lot 12 Sec. 19, TS2S, R4W, SBM, Lands the East Riverside Land Co.,
Bk. 6, P. 44, SB
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 Instrument No. 123460, Riverside County Records, and the Grantee
hereby consents to recordation of this instrument through the undersigned.

Dated 3-11-75

AMTice
Property Services Manager

835T

28066

TRACT NO. 4528

M.B. 74/5-6 Riv Co.

N89°47'17" W

Conveyed To Riverside County Council, Boy Scouts of America Inc., A Corporation, Feb. 29, 1960 By Inst. No. 17777, O.R. Riv. Co.

FUTURE R/W 200'

43'

50'

LANDS OF THE East Riverside Land Co.

M.B. 6/44. S.B. Co.

LOT 12 IN SEC. 19, T.2S., R.4W. S.B.M.

40591'

429.41'

FUTURE CURB

Iowa Avenue

N0°12'00"E 662.40' (as per Tract 4528)

R=23.50'
L=36.91'
Δ=89°59'55"
T=23.50'

28.50'

Massachusetts Avenue

Avenue

N89°48'05" W

• 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

12/18-1

SCALE: 1" = 20'

DRAWN BY J.V. DATE 3/22/74

SUBJECT IOWA AVENUE WIDENING

835T