

Order No. RIV-1497578-MI

Escrow or Loan No. _____

RECORDING REQUESTED BY _____

26347

When Recorded Mail To:

City Clerk's Office, City of Riv.
2900 Main Street
Riverside, Ca. 92501

RECEIVED FOR RECORD

FEB 27 1976

15 Min. Past 3 o'clock

AT REQUEST OF

CITY OF RIVERSIDE

Book 1976, Page 26347

Recorded in Official Records
of Riverside County, California

W.H. Dabagh Recorder

FEES \$ _____

D-8595

SPACE ABOVE THIS LINE FOR RECORDER'S USE

PARTIAL RECONVEYANCE

FIRST AMERICAN TITLE INSURANCE COMPANY, a Corporation, Trustee under the Deed of Trust executed by DAVID DeSCHANE AND MARY DeSCHANE, husband and wife; ROBERT H. KRAIN, a single man; MELBOURNE G. ALEXANDER AND JACQUELYNNE C. ALEXANDER, husband and wife; ROBERT D. MILLER AND CONNIE M. MILLER, husband and wife; and ROBERT H. JOSEPH, Trustee under Declaration of Trust dated January 14, 1972 between R. H. Joseph and Mary L. Joseph.

Trustor, and recorded December 30, 1975 as Document No. 162056 in Book 1975

page 162056 of Official Records in the Office of the County Recorder of Riverside County, California, having been requested in writing by the holder of the obligation secured by said Deed of Trust, to reconvey a portion of the estate granted to Trustee under said Deed of Trust, does hereby reconvey unto the person or persons legally entitled thereto, without warranty, all the estate, title and interest acquired by Trustee under said Deed of Trust in and to that portion of the property described as follows:

The Northwesterly 42.00 feet, measured at right angles to the Northwesterly line, of that portion of Lot 1 in Block 23 of LANDS OF RIVERSIDE LAND AND IRRIGATING COMPANY, as shown by Map on file in Book 1 page 70 of Maps, Records of San Bernardino County, California, described as follows:

BEGINNING at a point on the Northwesterly line of said Lot 1, 440 feet Southwesterly from the Northeasterly corner of said Lot;
THENCE Southeasterly and parallel with the Northeasterly line of said Lot 1, 660 feet, more or less, to the Southeasterly line of said Lot;
THENCE Southwesterly, along said Southeasterly line of Lot 1, 110 feet;
THENCE Northwesterly and parallel with the Southwesterly line of said Lot 1, 660 feet, more or less, to the Northwesterly line of said Lot;
THENCE Northeasterly, along said Northwesterly line of said Lot 1, 110 feet to the Point of Beginning.

Please record on behalf of the for the benefit of the City of Riverside. 2-27-76

The remaining property described in said Deed of Trust shall continue to be held by said Trustee under the terms thereof. As provided in said Deed of Trust this Partial Reconveyance is made without affecting the personal liability of any person or the corporate liability of any corporation for the payment of the indebtedness mentioned as secured thereby or the unpaid portion thereof, nor shall it affect any rights or obligations of any of the parties to said Deed of Trust.

IN WITNESS WHEREOF, said FIRST AMERICAN TITLE INSURANCE COMPANY, Trustee, has caused its corporate name and seal to be hereto affixed by its Assistant Secretary, thereunto duly authorized.

Dated: February 23, 1976

FIRST AMERICAN TITLE INSURANCE COMPANY

STATE OF CALIFORNIA
COUNTY OF
Riverside ss.

Daniel H. Jones
Assistant Secretary

On February 23, 1976
before me, the undersigned, a Notary Public in and for said

State, personally appeared _____

DANIEL H. JONES

known to me to be the Assistant Secretary of the corporation that executed the within instrument, and known to me to be the person who executed the within instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the same, as such Trustee.

WITNESS my hand and official seal

Signature Judy Cox
JUDY COX

Name (Typed or Printed)



(This area for official notarial seal)

K 19304

1320 (11/68)

8595

26348

When recorded mail to:

City Clerk's Office
City of Riverside
City Hall, 3900 Main Street
Riverside, California 92501

DOCUMENTARY TRANSFER TAX
\$ _____ None

Signature _____
CITY OF RIVERSIDE

RECEIVED FOR RECORD

FEB 27 1976

15 Min. Post 30 Sec. 15

At Request of
CITY OF RIVERSIDE

Book 1976, Page 26348

Recorded in Official Records
of Riverside County, California

W.W. DeBoyle Recorder

FEES \$ _____

FOR RECORDER'S OFFICE USE ONLY

FREE RECORDING

This instrument is for the benefit
of the City of Riverside and is
entitled to be recorded without
fee. (Gov. Code 6103)

8595

Project: R-11-756

GRANT DEED

DAVID DeSCHANE and MARY DeSCHANE, husband and wife, as joint tenants; ROBERT H. KRAIN, a single man; MELBOURNE G. ALEXANDER and JACQUELYNNE C. ALEXANDER, husband and wife, as joint tenants; ROBERT D. MILLER and CONNIE M. MILLER, husband and wife, as joint tenants; and ROBERT H. JOSEPH, trustee under declaration of trust dated January 14, 1972 between R. H. Joseph and Mary L. Joseph 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 1 in Block 23 of the lands of RIVERSIDE LAND & IRRIGATING CO., on file in Book 1 of Maps, at Page 70 thereof, records of San Bernardino County, California, described as follows:

- BEGINNING at a point in the northwesterly line of said Lot, distant 440 feet Southwesterly from the northeasterly corner of said Lot;
- THENCE Southeasterly and parallel with the northeasterly line of said Lot, a distance of 42 feet to a line which is parallel with and distant 42.00 feet Southeasterly, as measured at right angle, from the northwesterly line of said Lot;
- THENCE Southwesterly along said parallel line 110 feet to the most easterly corner of that certain parcel of land conveyed to the CITY OF RIVERSIDE, a municipal corporation, by Grant Deed recorded May 7, 1971, as Instrument No. 48355 of Official Records of Riverside County, California;
- THENCE Northwesterly along the northeasterly line of said parcel so conveyed to the CITY OF RIVERSIDE, 42 feet to said northwesterly line of said Lot;
- THENCE Northeasterly along said northwesterly line 110 feet to the point of beginning.

Area - 4,620 square feet, more or less.

DESCRIPTION APPROVAL
By _____ 2/11/76
Recorder

8595

26348

Dated February 18, 1976

David DeSchane
DAVID DeSCHANE

Mary DeSchane
MARY DeSCHANE

Robert H. Krain
ROBERT H. KRAIN

Melbourne G. Alexander
MELBOURNE G. ALEXANDER

Jacquelynne C. Alexander
JACQUELYNNE C. ALEXANDER

Robert D. Miller
ROBERT D. MILLER

Connie M. Miller
CONNIE M. MILLER

Robert H. Joseph
ROBERT H. JOSEPH, Trustee under declaration
dated January 14, 1972, between
Inson

APPROVED AS TO FORM
Barbara Jones
ASST. CITY ATTORNEY

STATE OF CALIFORNIA,
COUNTY OF Riverside ss.

ON February 23, 19 76
before me, the undersigned, a Notary Public in and for said State, personally appeared
David DeSchane, Mary DeSchane, Melbourne G. Alexander
and Jacquelynne C. Alexander

to be the persons whose names are _____, known to me,
and acknowledged to me that the y executed the same.

WITNESS my hand and official seal.

Margaret Ison
Notary Public in and for said State.

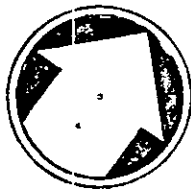
ACKNOWLEDGMENT—General—Wolcott Form 233—Rev. 3/64

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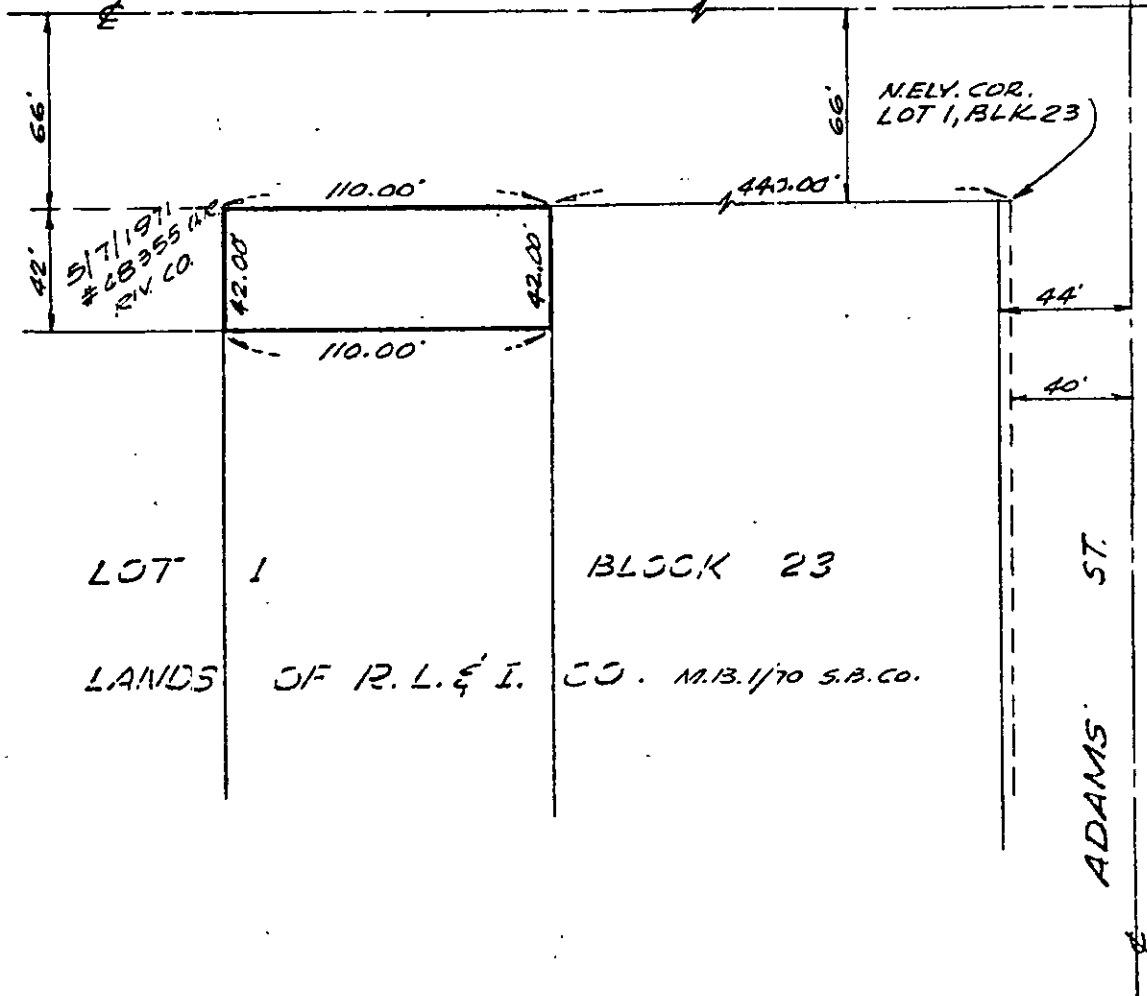
MARGARET ISON
NOTARY PUBLIC
RIVERSIDE COUNTY
CALIFORNIA
My Commission Expires January 6, 1978

859

26348



MAGNOLIA AVENUE



• 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

5/27

SCALE: 1" = 50'

DRAWN BY *CSH* DATE 1/30/76

SUBJECT ZONING CASE R-11-756

8595