

76019

When recorded mail to:

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

RECEIVED FOR RECORD

MAY 28 1976

10 Min. Past 4 o'clock
At Request of
City Clerk

Book 1976, Page 76019
Recorded in Official Records
of Riverside County, California

W.H. Dabugh
Recorder

FEES \$

DOCUMENTARY TRANSFER TAX
\$ _____ / None

Signature _____
CITY OF RIVERSIDE

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)

3681

Project: Parcel Map 7785
Dykes Lane & Magnolia Ave.

GRANT DEED

MARLAN E. BOURNS, a married man, as to an undivided 70% interest; R. ALBERT BECK, a married man, as to an undivided 15% interest; and EDWARD J. GOEPPINGER, a married man as to an undivided 15% interest;
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 37 in Block 11 of the VILLAGE OF ARLINGTON, as shown by map on file in Book 1, page 62 of Maps, Records of San Bernardino County, California, described as follows:

COMMENCING at the most southerly corner of said Lot 37;

THENCE Northeasterly, along the Southeasterly line of said Lot, a distance of 29.50 feet to the TRUE POINT OF BEGINNING; said point also being the beginning of a tangent curve concave Westerly, and having a radius of 20.00 feet;

THENCE Northeasterly, Northerly and Northwesterly, along said curve, an arc length of 31.42 feet thru a central angle of 90° 00' 00" to a line which is parallel with the southwesterly line of said Lot;

THENCE Northwesterly, along said parallel line, 215.00 feet to the Northwesterly line of Parcel 6 of that certain parcel of land conveyed to Marlan E. Bourns, a married man, R. Albert Beck, a married man, and Edward J. Goepfinger, a married man, by Grant Deed recorded March 25, 1968, as Instrument No. 27179 of Official Records of Riverside County, California;

THENCE Northeasterly, along said Northwesterly line of said parcel conveyed to Marlan E. Bourns, et al, 16.00 feet to the Northeasterly line of said Parcel so conveyed to Marlan E. Bourns et al;

THENCE Southeasterly, along said Northeasterly line, 235.00 feet to said Southeasterly line of Lot 37;

THENCE Southwesterly, along said Southeasterly line, 36.00 feet to the TRUE POINT OF BEGINNING.

DESCRIPTION APPROVAL
by _____ 5/5/76 by _____
Surveyor

76019

MARLAN E. BOURNS, a married man,
as to an undivided 70% interest;
R. ALBERT BECK, a married man, as
to an undivided 15% interest; and
EDWARD J. GOEPPINGER, a married
man, as to an undivided 15% interest

*Marlan E. Bourns, by Gordon L. Bourns
his Attorney in Fact.*

MARLAN E. BOURNS

*Rosemary R. Bourns, by Gordon L. Bourns
her Attorney in Fact.*

SPOUSE OF ABOVE

Dated

May 18, 1976

R. Albert Beck
R. ALBERT BECK

Marcelle L. Beck
SPOUSE OF ABOVE

*Edward J. Goepfinger by Howard Goepfinger
his Attorney in Fact.*

EDWARD J. GOEPPINGER

*Gertrude L. Goepfinger by
Howard Goepfinger her Attorney in Fact.*

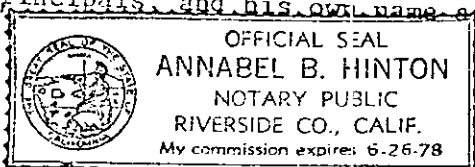
APPROVED AS TO FORM

Barbara Bourns
ASST. CITY ATTORNEY

76019

STATE OF CALIFORNIA)
) SS:
COUNTY OF RIVERSIDE)

On this May 19, 1976, before me, the undersigned, a Notary Public in
and for said County and State, personally appeared C. Howard Goepfinger, known
to me to be the person who signed the within instrument as attorney in fact for
Edward J. Goepfinger and Gertrude L. Goepfinger, and acknowledged to me that he
subscribed the name of Edward J. Goepfinger and Gertrude L. Goepfinger thereon
as principals, and his own name as attorney in fact.



Annabel B. Hinton 8681
Notary Public,
County of Riverside, California

