

No Fee - 6103 Government Code 112907

After Recordation, Return to
City Clerk's Office
City of Riverside, City Hall
3900 Main Street
Riverside, California 92501

DOCUMENTARY TRANSFER TAX
\$ _____ None

Signature _____
CITY OF RIVERSIDE

OFFER OF DEDICATION

RECEIVED FOR RECORD
JUN 13 1977
At Request of
CITY CLERK
Book 1977, Page 112907
Recorded in Official Records
of Riverside County, California
W.H. Dabugh Recorder
FEE \$

8958

On this 31st day of May, 1977,

BERNARD and SPENGLER, a California Corporation

irrevocably offer for dedication to the CITY OF RIVERSIDE, a municipal corporation, pursuant to the provisions of California Government Code Section 7050, for public street and highway purposes, together with all rights to construct and maintain utilities, sewers, drains and other improvements consistent with the use as a public street and highway, that real property located in the City of Riverside, County of Riverside, State of California, and more particularly described as follows:

All those portions of Blocks 21 and 25 and Lots KK (Higgs Avenue), and JJ (Golden Avenue), of La Sierra Gardens, as shown by map on file in Book 11 of Maps, at page 42 through 50 inclusive thereof, Records of Riverside County, California.

PARCEL 1

A strip of land 66.00 feet in width, the centerline of which is described as follows:

Commencing at the centerline intersection of La Sierra Avenue and Cochran Avenue as shown by map of Tract No. 5677-1 on file in Book 83 of Maps at pages 26 through 29 inclusive thereof, Records of Riverside County, California.

Thence South 55° 41' 55" West a distance of 55.00 feet to a point in the southwesterly line of that certain parcel of land conveyed to the City of Riverside as Parcel II of deed recorded August 23, 1974, as instrument no. 109353 of Official Records of Riverside County;

Thence South 34° 18' 15" East, along said southwesterly line, a distance of 432.00 feet;

Thence South 55° 41' 55" West a distance of 650.02 feet;

Thence North 34° 17' 50" West a distance of 33.00 feet;

Thence South 55° 42' 10" West a distance of 33.00 feet, for the True Point of Beginning;

Thence North 34° 17' 50" West a distance of 133.00 feet;

Thence South 55° 41' 55" West a distance of 817.00 feet;

Thence North 34° 17' 50" West a distance of 16.99 feet, to a point hereinafter described as Point "A";

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Thence continuing North 34° 17' 50" West a distance of 249.01 feet to a point in the southeasterly line of that certain parcel of land conveyed to the City of Riverside by deed recorded September 16, 1975, as instrument No. 113676 of Official Records, Records of Riverside County, California and the end of this centerline description.

The sidelines of said strip of land shall be prolonged or shortened so as to terminate in a line having a bearing of North 55° 41' 55" East

PARCEL 2

A strip of land 12.00 feet in width, the centerline of which is described as follows:

Beginning at Point "A" described hereinbefore;

Thence South 55° 42' 10" West a distance of 177.00 feet, to a point on the centerline of Lot JJ (Golden Avenue) and the end of this centerline description;

EXCEPTING THEREFROM that portion thereof included in Parcel 1 described hereinbefore.

DESCRIPTION APPROVAL
George P. Hutchinson 6/15/77 J.W.S.

DATE: May 31, 1977

BERNARD and SPENGLER, _____

Ralph E. Bernard
Pres.

~~The City of Riverside consents to the hereinabove irrevocable dedication; provided, however, this consent does not constitute acceptance of said dedication at this time. but said City reserves all rights to accept said dedication at any~~

Date _____

112907
Form 3002—(Corporation) First American Title Company

STATE OF CALIFORNIA } ss.

COUNTY OF Orange

On May 31, 1977

before me, the undersigned, a Notary Public in and for said State, personally appeared Ralph E. Bernard

known to me to be the _____ President, and

known to me to be the _____ Secretary of the corporation that executed the within instrument,

and known to me to be the persons who executed the within

instrument on behalf of the corporation therein named, and ac-

knowledged to me that such corporation executed the within

instrument pursuant to its by-laws or a resolution of its board of

directors.

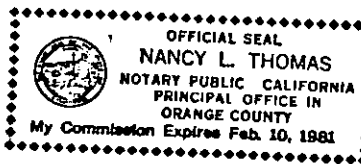
WITNESS my hand and official seal.

Signature Nancy L. Thomas

Nancy L. Thomas

Name (Typed or Printed)

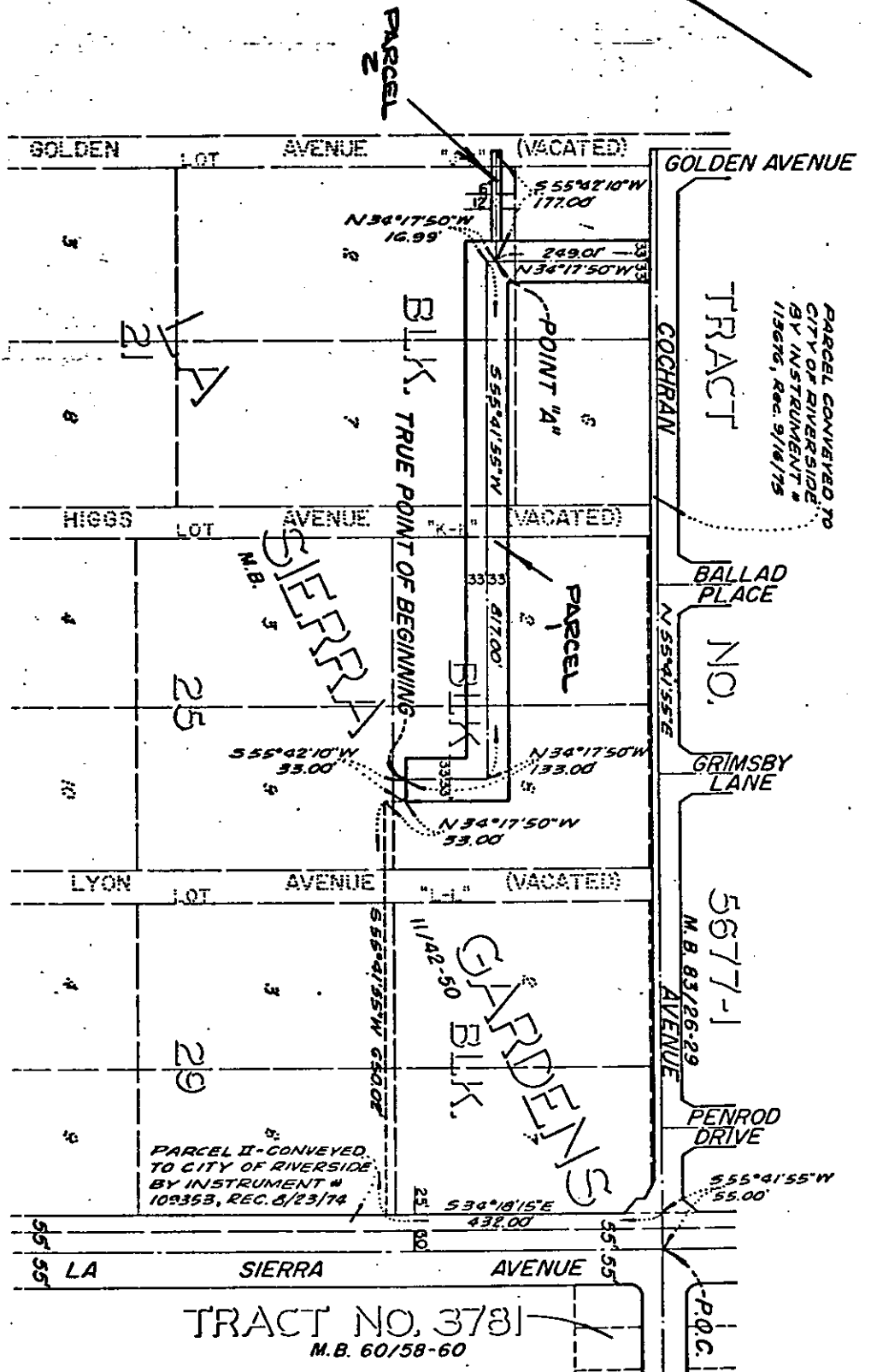
hereinabove
it does not
but said
hereinafter.
is instrument
ncil recorded
records.



(This area for official notarial seal)

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206211



• 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

W.O. 023-01

SCALE: 1" = 200'

DRAWN BY P.H. DATE 5/25/77

SUBJECT TRACT NO. 8203-1

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