

When recorded mail to:

231522

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

RECEIVED FOR RECORD

NOV 18 1977

35 Min. Post 3 of clock
CITY CLERK

Book 1977, Page 231522
Recorded in Official Records
of Riverside County, California

W.H. Dwyer Recorder

FEE \$

DOCUMENTARY TRANSFER TAX None

Signature _____
CITY OF RIVERSIDE

FOR RECORDER'S OFFICE USE ONLY

9171

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

Project: Parcel 20
(Zoning Case R-40-667)

QUITCLAIM DEED

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

RAY SCHOEPFLIN, a married man, as his sole and separate property,

does hereby remise, release, and forever quitclaim 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 65 of Tract No. 2 of LA SIERRA
HEIGHTS, on file in Book 7 of Maps, at Page 66 thereof, records
of said Riverside County, more particularly described as follows:

COMMENCING at the most easterly corner of said Lot;

THENCE North 23° 13' 30" West along the northeasterly line of
said Lot a distance of 67.95 feet (recorded 68.00 feet) to the
TRUE POINT OF BEGINNING; said point being also the most northerly
corner of that certain parcel of land conveyed to Paul J. Nichols,
et ux., by deed recorded December 27, 1968, as Instrument No.
125712 of Official Records of said Riverside County;

THENCE South 63° 27' 00" West, along the northwesterly line of
said parcel, 15.03 feet to a line which is parallel with and
distant 15.00 feet southwesterly, as measured at right angle,
from the northeasterly line of said Lot;

THENCE North 23° 13' 30" West along said parallel line 89.76
feet (recorded 89.09 feet) to the southeasterly line of that
certain parcel of land conveyed to Albert E. Baker, et ux., by
deed recorded in Book 838 of Official Records, at Page 306
thereof, records of said Riverside County;

THENCE North 63° 57' 45" East (recorded North 63° 27' 00" East),
along said southeasterly line, 15.02 feet to said northeasterly
line of Lot 1;

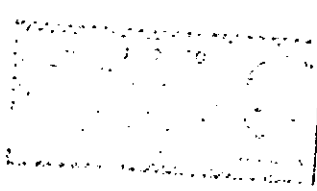
THENCE South 23° 13' 30" East, along said northeasterly line of
Lot 1, a distance of 89.63 feet (recorded 89.09 feet) to said
TRUE POINT OF BEGINNING.

This Quitclaim Deed is given for the purpose of correcting the
description of Grant Deed recorded May 19, 1967 as Instrument
No. 43621 of Official Records of said Riverside County.

DESCRIPTION APPROVAL
by George P. H. [Signature] 11/17/77

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43752718



23 dated Sept. 29, 1977

Ray Schoepflin
RAY SCHOEPFLIN - SCHOEPFLIN

APPROVED AS TO FORM

Clarice J. ... Nov. 17, 1977
DEPUTY CITY ATTORNEY

CONSENT TO RECORDATION

THIS IS TO CERTIFY that the interest in real property conveyed by this Instrument 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 Inst. No. 123460, Riverside County Records, and the Grantee hereby consents to recordation of this instrument through the undersigned.

Dated 11/18/77

[Signature]
Property Services Manager

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AREA ESMT	REM AREA	TOTAL AREA	PARCEL NO	NAME AND REC DATA	REQ AREA FEE	REM AREA ESMT	TOTAL AREA	PARCEL NO	NAME AND REC DATA	REQ AREA FEE	REM AREA ESMT	TOTAL AREA
0.28 A.	0.28 A.	0.86	138	POSS, CARL S. ET UX D119 O R	1860 38 FT	0.78 A.	0.79 A.	140	EVES, OLIVER, ET UX D119 O R	8813 82 FT	0.97 A.	0.99 A.
0.28 A.	0.23 A.	1.33	139	GRUBBS, HARRY AL, ET UX D119 O R	549.5 32 FT	0.95 A.	0.96 A.	141				
0.28 A.	0.23 A.	1.84	136	WATE, ALICE L. D119 O R	1800 38 FT	3.03 A.	3.04 A.	142				
0.24 A.	0.26 A.	1.37	137	RENNY, REVA M. D119 O R	380 34 FT	0.16 A.	0.17 A.	143				
0.22 A.	0.23 A.	1.39	139	MICHEL, CHARLES C. D119 O R	310 32 FT	0.16 A.	0.17 A.	144				

La Sierra Avenue

widening from
Hole Ave. to Arlington Ave.

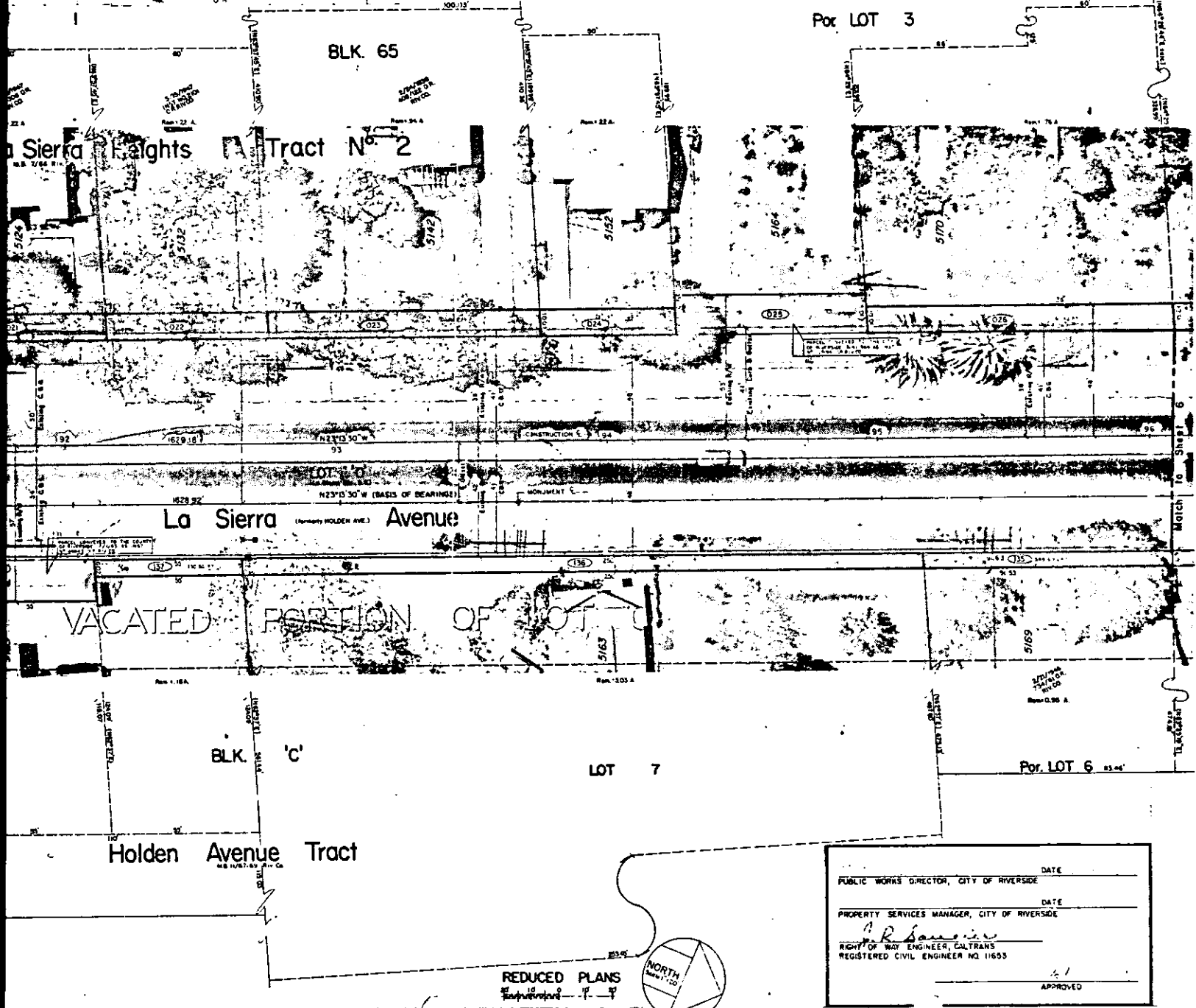
RIGHT-OF-WAY MAP

FAU-M 7011(002)

R-1512^{RW}

SHEET 5 of 18

THE BASIS OF BEARINGS IS THE CENTERLINE OF LA SIERRA AVENUE (FORMERLY HOLDEN AVE) AS SHOWN BY MAP OF LA SIERRA HEIGHTS TRACT NO 2, RECORDED IN BOOK 7 OF MAPS AT PAGE 66, THEREOF, LYING BETWEEN NORWOOD AVENUE AND GRAMERCY PLACE TAKEN AS N23°13'30" W.



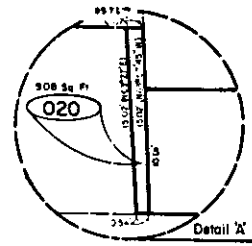
PUBLIC WORKS DIRECTOR, CITY OF RIVERSIDE	DATE
PROPERTY SERVICES MANAGER, CITY OF RIVERSIDE	DATE
<i>R. B. ...</i>	
REGISTERED CIVIL ENGINEER, CALTRANS REGISTERED CIVIL ENGINEER NO 11653	
APPROVED	

REDUCED PLANS

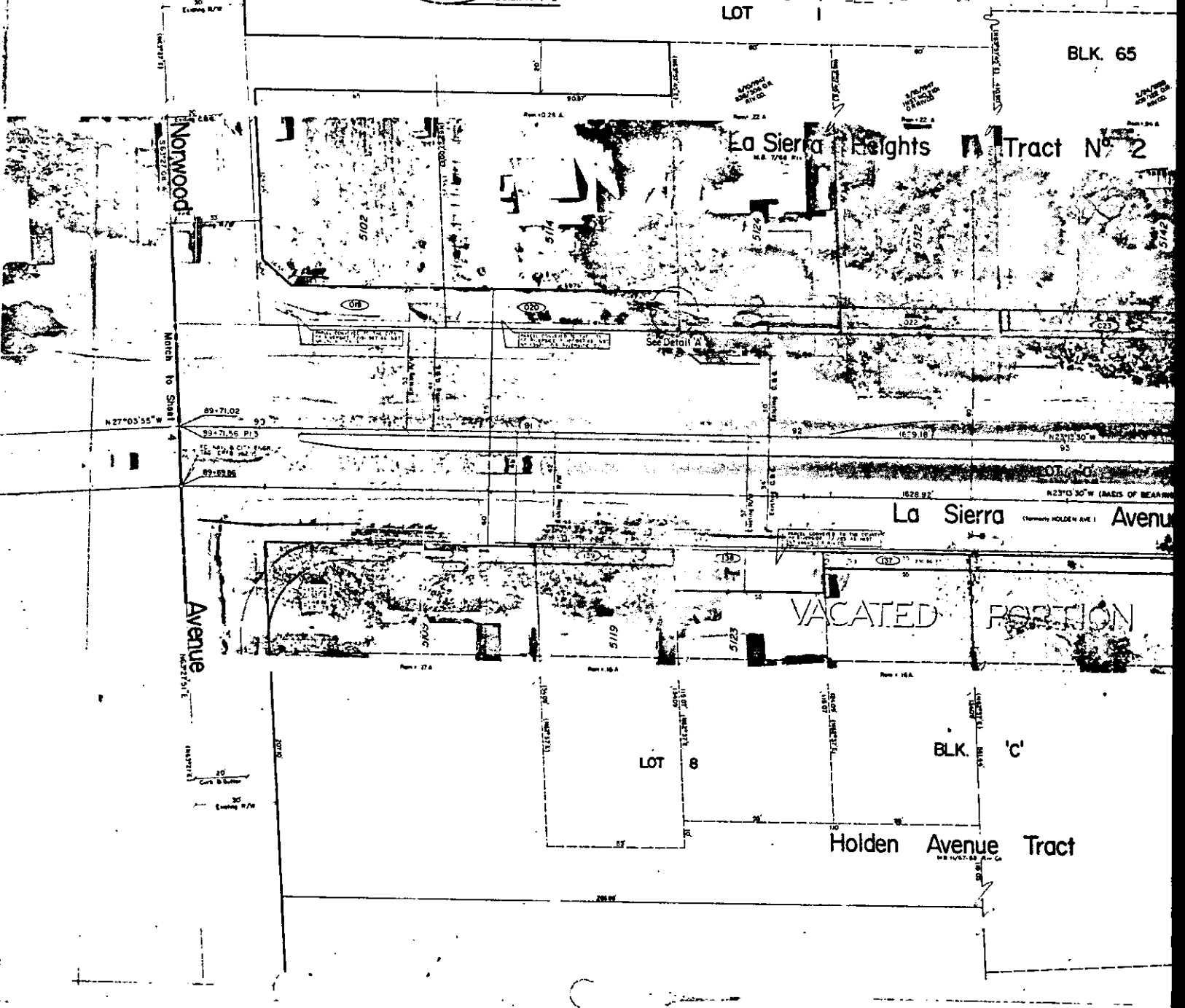
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PARCEL NO	NAME AND REC DATA	REG AREA FEE	ESMT	REM AREA	TOTAL AREA	PARCEL NO	NAME AND REC DATA	REG AREA FEE	ESMT	REM AREA	TOTAL AREA	PARCEL NO
020	LANPHEAR, VERN R Inst Date Rec O R	3.08		0.28	0.28	086	POWERS, CARL S, ET AL Inst Date Rec O R	1260		0.74	0.79	140
021	THE CALIF ASSN OF 7 1/4 DAY ADVISORS Inst Date Rec O R	600		0.22	0.23	185	CLUBS, HARRY M, ET AL Inst Date Rec O R	549.6		0.35	0.36	
022	STACHOUSE, CHARLES ET AL Inst Date Rec O R	600		0.22	0.23	186	WATE, ALICE L. Inst Date Rec O R	1500		3.03	3.06	
023	MURPHY, DAN F, ET AL Inst Date Rec O R	1000		0.34	0.36	187	PERRY, RICHARD Inst Date Rec O R	390		0.16	0.17	
024	BOOTH, ALBERT J, ET AL Inst Date Rec O R	600		0.22	0.23	189	NIWEL, CHARLES C. Inst Date Rec O R	318		0.14	0.17	



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