

37992

When recorded mail to
City Clerk's Office
City of Riverside
City Hall, 3900 Main Street
Riverside, California 92522

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

RECEIVED FOR RECORD

FEB 28 1978

25 Min. Past 2 o'clock P.M.

At Request of
City of Riverside

Book 1978, Page 37992

Recorded in Official Records
of Riverside County, California

W.H. Dalglish Recorder

FEE \$

FOR RECORDER'S OFFICE USE ONLY

Project: Conditional Use Permit
C-1-756

GRANT DEED

JACK BENDER MEMORIAL POST #394, THE AMERICAN LEGION, DEPARTMENT OF
CALIFORNIA, a non-profit corporation, Grantor
FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
does 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 6 in Block 2 of LA GRANADA, on file in
Book 12 of Maps, at Page 42 thereof, records of said
Riverside County, more particularly described as follows:

BEGINNING at the most southerly corner of said Lot;

THENCE North 6° 01' East, along the westerly line of said
Lot a distance of 21.69 feet to a line which is parallel
with and distant 44.00 feet northwesterly, as measured
at right angle, from the centerline of Cypress Avenue as
shown on said map;

THENCE North 67° 11' 11" East, along said parallel line
153.70 feet to the westerly line of that certain parcel of
land conveyed to Arthur C. Tharaldson, et ux., by Deed
recorded April 11, 1968 as Instrument No. 33680 of Official
Records of said Riverside County;

THENCE South 6° 01' West, along said westerly line of said
parcel so conveyed to Arthur C. Tharaldson, et ux., 21.69
feet to the southeasterly line of said Lot;

THENCE South 67° 11' 11" West, along said southeasterly line
153.70 feet to the point of beginning.

Area - 0.067 of an acre.

DESCRIPTION APPROVAL
BY *George P. Hutchins* 2/19/78
Surveyor

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JACK BENDER MEMORIAL POST #394,
THE AMERICAN LEGION, DEPARTMENT
OF CALIFORNIA, a non-profit
corporation,

Dated February 28, 1978

By Hubert Bertrand
Hubert Bertrand-Post 394 Commander

By Byron Turner
Byron Turner-Building Chairman

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 as Inst. No. 123460, Riverside County Records, and the Grantee hereby consents to recordation of this instrument through the undersigned.

Dated _____

Property Services Manager

9281

BLOCK 2

5

37992

7

3

GRANADA
M.B. 12/12-51

APR. 11, 1968
39680 OFF. REG.

SINCLAIR AVENUE
N. 00° 28' 26" W.

CYPRESS AVENUE

AVENUE

STREET

TYLER

BLOCK 3

• 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

6/10-4

SCALE: 1" = 50'

DRAWN BY M.C. DATE 10/11/77

SUBJECT C-1-756

5246

WHEN RECORDED, PLEASE MAIL THIS INSTRUMENT TO

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City Clerk's Office
City of Riverside
City Hall, 3900 Main St
Riverside, Ca 92522

Registry No.
Loan No. 600862 01
Order No.
Escrow No.

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FEES \$

SPACE ABOVE FOR RECORDER'S USE ONLY

Partial Reconveyance

FIRST HEMET CORPORATION, a California corporation, as Trustee under the following described deed of trust:

TRUSTOR: JACK BENDER MEMORIAL POST #394, THE AMERICAN LEGION, DEPARTMENT OF CALIFORNIA, a non-profit corporation

RECORDED: May 11, 1976 as Instrument No. 64326 in Book 1976
page 64326 of Official Records in the office of the Recorder of Riverside County,

having been requested in writing by the holder of the obligations secured by said deed of trust, to reconvey a portion of the estate granted to said 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 said trustee under that deed of trust in and to that portion of the property described as follows:

That portion of Lot 6 in Block 2 of La Granada, on file in Book 12 of Maps, at page 42 thereof, records of said Riverside County, more particularly described as follows:

Beginning at the most Southerly corner of said Lot; thence North 6° 01' East, along the Westerly line of said Lot a distance of 21.69 feet to a line which is parallel with and distant 44.00 feet Northwesterly, as measured at right angle, from the centerline of Cypress Avenue as shown on said Map; thence North 67° 11' 11" East, along said parallel line 153.70 feet to the Westerly line of that certain parcel of land conveyed to Arthur C. Tharaldson, et ux, by Deed recorded April 11, 1968 as Instrument No. 33680 of Official Records of said Riverside County; thence South 6° 01' West, along said Westerly line of said parcel so conveyed to Arthur C. Tharaldson et ux, 21.69 feet to the Southeasterly line of said Lot; thence South 67° 11' 11" West, along said Southeasterly line 153.70 feet to the point of beginning.

Area - 0.067 of an acre.

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 for payment of the indebtedness secured by said deed of trust.

FIRST HEMET CORPORATION

Dated February 27, 1978

By *Deane T. Harlow*
Deane T. Harlow, Assistant Secretary

STATE OF CALIFORNIA }
COUNTY OF Riverside } ss.
February 27, 1978

On before me, the undersigned, a Notary Public in and for said County and State, personally appeared
Deane T. Harlow

known to me to be Assistant Secretary of FIRST HEMET CORPORATION, the corporation that executed the within instrument, and known to me to be the person who executed said instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the same, and acknowledged to me that such corporation executed the within instrument pursuant to its by-laws or a resolution of its board of directors.

Marion E. Ast
Marion E. Ast
Name (Typed or Printed)
Notary Public in and for said State

FOR NOTARY SEAL OR STAMP

MARION E. AST
NOTARY PUBLIC
RIVERSIDE COUNTY
CALIFORNIA
My Commission Expires May 19, 1980

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