

When recorded mail to.

City Clerk's Office
City of Riverside
City Hall, 3900 Main Street
Riverside, California 92522

45932

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

MAR 10 1978

55 Min. Past 2:00 P.M.

CITY CLERK

Book 1978, Page 45932

Recorded in Official Records of Riverside County, California

W.H. Dalglish Recorder

FEES \$14.00

FOR RECORDER'S OFFICE USE ONLY

Project: 10301 Magnolia Avenue
Building Permit

GRANT DEED

RIVERSIDE NATIONAL BANK, a National Banking Association,

Grantor

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do es 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:

A portion of Lot 16 in Block 35 of The Lands of THE RIVERSIDE LAND & IRRIGATING CO., on file in Book 1 of Maps, at Page 70 thereof, records of San Bernardino County, California, more particularly described as follows:

BEGINNING at a point in the southeasterly line of said Lot 16 distant North 55° 44' 00" East, 84.00 feet (recorded 80.00 feet) from the most southerly corner of Parcel 1 of Record of Survey, on file in Book 30 of Record of Surveys, at Page 4 thereof, records of Riverside County, California; said point being also the beginning of a tangent curve with a radius of 35.00 feet and concaving westerly;

THENCE Northeasterly along said curve an arc length of 36.04 feet, thru a central angle of 58° 59' 22" to a line which is parallel with and distant 55.00 feet southwesterly, as measured at right angle, from Tyler Street;

THENCE North 34° 15' 30" West, along said parallel line 163.03 feet to the northwesterly line of said Parcel 1;

THENCE North 55° 44' 00" East, along said northwesterly line 11.00 feet (recorded 15.00 feet) to the most northerly corner of said Parcel 1;

THENCE South 34° 15' 30" East, along the northeasterly line of said Parcel 1 a distance of 160.00 feet to the beginning of a tangent curve with a radius of 20.00 feet and concaving westerly;

THENCE Southeasterly, Southerly and Southwesterly along said curve an arc length of 31.41 feet, thru a central angle of 89° 59' 30" to said southeasterly line of Parcel 1;

THENCE South 55° 44' 00" West, along said southeasterly line 21.00 feet to the point of beginning.

Area - 0.047 of an acre.

This Grant Deed is given for the purpose of correcting the description of Grant Deed recorded February 3, 1978 as Instrument No. 22403 of Official Records of said Riverside County.

DESCRIPTION APPROVAL
By *[Signature]* Recorder
2/24/78

62822

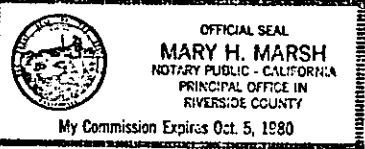
45932

Form 3002—(Corporation) First American Title Company

STATE OF CALIFORNIA
COUNTY OF Riverside ss.

On February 28, 1978, before me, the undersigned, a Notary Public In and for said State, personally appeared Michael C. Billings known to me to be the President, and J. Richard Swartz known to me to be the V. P. & Cashier 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 acknowledged 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 Mary H. Marsh
Mary H. Marsh
Name (Typed or Printed)



(This area for official notarial seal)

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Dated February 28, 1978

RIVERSIDE NATIONAL BANK,
a National Banking Association,

BY Michael C. Billings

BY J. Richard Swartz

APPROVED AS TO FORM
Babara Linn
ASST. CITY ATTORNEY

CONSENT TO RECORDATION

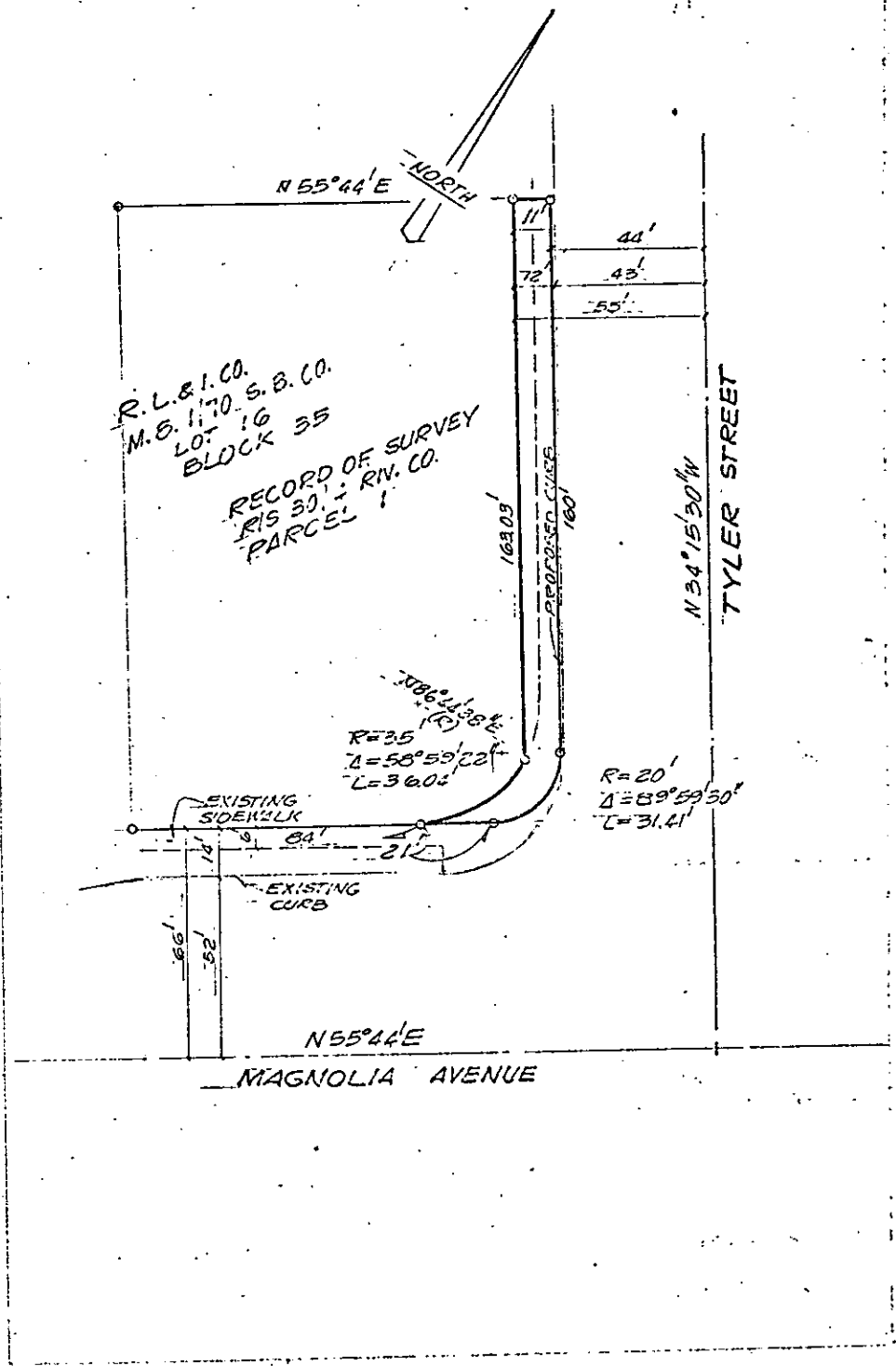
THIS IS TO CERTIFY that the interest in real property conveyed by this Instrument to the City of Riverside, a Municipal Corporation, is hereby accepted for and on behalf of said City pursuant to Resolution of the City Council thereof recorded on 12-29-66 as Inst. No. 123460, Riverside County Records, and the Grantee hereby consents to recordation of this instrument through the undersigned.

Dated 3/10/78

M. J. Rice
Property Services Manager

3792

45932



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	5/20
SCALE: 1" = 40'	DRAWN BY GS DATE 12/7/77	SUBJECT 10301 MAGNOLIA AVE, BLDG. PERMIT	

(28)(28)