

40631

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  
5:22 Min. Past 2 o'clock P.M.  
At Request of  
CITY OF RIVERSIDE  
Book 1980, Page 40631  
FEB 29 1980  
Recorded in Official Records  
of Riverside County, California  
D. J. Sullivan Recorder  
FEES \$

FOR RECORDER'S OFFICE USE ONLY  
Project: 4800 Commerce Street  
Building Permit

GRANT DEED

1307

RONALD P. DOBSON and SHIRLEY DOBSON, husband and wife as community  
property as to an undivided 1/2 interest and RAY J. HIGDON and DELLA  
HIGDON, husband and wife as community property as to an undivided  
1/2 interest. Grantor s,

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 41 of Division "B" of Hall's Addition  
to Riverside as shown by map on file in Book 9, Page 2 of  
Maps, records of San Bernardino County, California, described  
as follows:

- BEGINNING at the most westerly corner of said Lot 41;
- THENCE Northeasterly, along the Northwesterly line of said  
Lot, a distance of 175.00 feet to the most northerly corner  
of said Lot;
- THENCE Southeasterly, along the Northeasterly line of said  
Lot, a distance of 112.50 feet to the most easterly corner  
of said Lot;
- THENCE Southwesterly, along the Southeasterly line of said  
Lot, a distance of 8.00 feet to a line which is parallel  
with and distant 8.00 feet southwesterly, as measured at  
right angle, from said northeasterly line of said Lot;
- THENCE Northwesterly, along said parallel line, 103.20  
feet to a point in a non-tangent curve concave to the south  
and having a radius of 29.50 feet;
- THENCE Westerly, along said curve, through a central angle  
of 3° 34' 27" an arc length of 1.84 feet to a line which is  
parallel with and distant 8.00 feet southeasterly, as measured  
at right angle, from said northwesterly line of said Lot;
- THENCE Southwesterly, along said parallel line, a distance  
of 165.70 feet to the southwesterly line of said Lot;
- THENCE Northwesterly, along said southwesterly line, a  
distance of 8.00 feet to said POINT OF BEGINNING.

Area: 2,237 square feet.

DESCRIPTION APPROVAL  
George Hutchins 3/4/80 by WLS

9807

40631

Dated 2-5-80

*Ronald P. Dobson*  
RONALD P. DOBSON

*Shirley Dobson*  
SHIRLEY DOBSON

*Ray J. Higdon*  
RAY J. HIGDON

*Bella Higdon*  
BELLA HIGDON

APPROVED AS TO FORM

*Roger Wilson*  
SENIOR DEPUTY CITY ATTORNEY

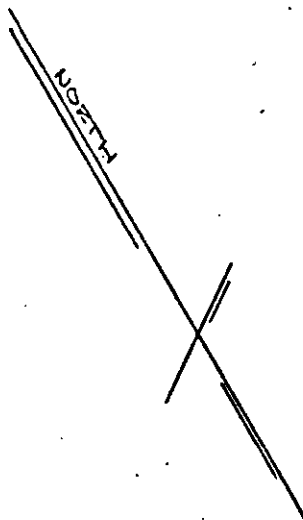
CONSENT TO RECORDATION

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

Dated 2/29/80

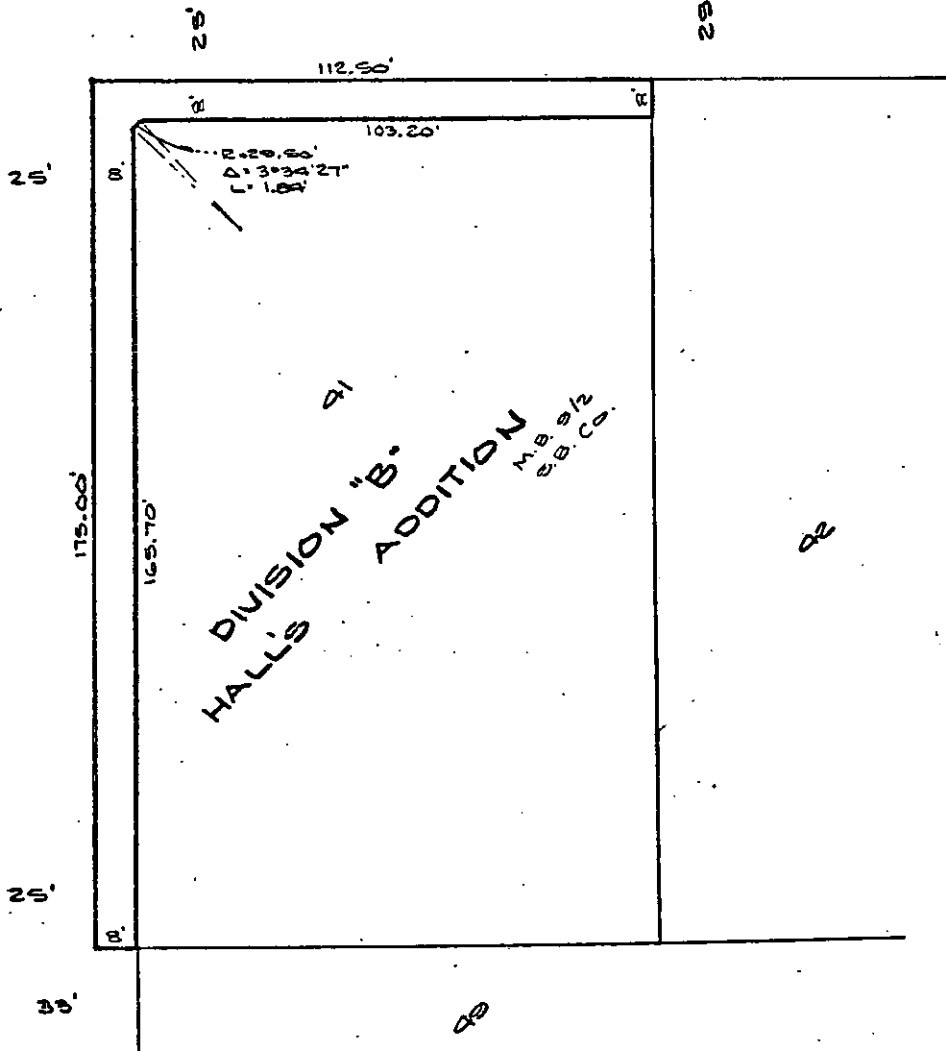
*Ann Rice*  
Property Services Manager

40631



DATE ST.

COMMERCE AVE.



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

3/10

SCALE: 1" = 30'

DRAWN BY W.F. DATE 1/28/25

SUBJECT BLDG. PERMIT 4405 Commerce Ave. R.

9807