

When recorded mail to:

Surveyor's Office
Public Works Department
City of Riverside
City Hall, 3900 Main Street
Riverside, California 92522

DOC # 2000-056088

02/15/2000 08:00A Fee:18.00

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Recorded in Official Records

County of Riverside

Gary L. Orso

Assessor, County Clerk & Recorder



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Project: Indiana & Washington
Easement Quitclaims

A.P.N. 230-320-060 & 061

DX - 1203



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QUITCLAIM DEED

The CITY OF RIVERSIDE, a municipal corporation of the State of California, as successor in interest to rights granted to the Riverside Canal Company and the Riverside Water Company, does hereby remise, release and forever quitclaim to **INDIANA #176, LLC**, a **California Limited Liability Company**, those certain easements located in the City of Riverside, County of Riverside, State of California, described as follows:

That portion of those certain rights of way described in documents recorded in Book 21, Page 379, et seq., Book 28, Page 635, et seq., and in Book 42, Page 294, et seq., all of Deeds, records of San Bernardino, County, California, which are lying within the following described property:

PARCEL 1

That portion of Parcel 4 of Record of Survey on file in Book 23, Page 21 of Record of Surveys, records of Riverside County, California, **together with** that portion of Lot 8 in Block 66 of the Lands of W.T. Sayward and S.C. Evans, as shown by map on file in Book 3 of Maps, at Page 2 thereof, records of San Bernardino County, California, more particularly described as follows:

COMMENCING at the northwesterly corner of Parcel 2 of said Record of Survey;

THENCE South 33° 59' 08" East, parallel with the centerline of Washington Street and along the southwesterly line of said Parcel 2, a distance of 4.00 feet, to a point that is 44.00 feet, as measured at right angles, southeasterly of the centerline of Indiana Avenue, said point being the southwesterly corner of that certain parcel of land conveyed to the City of Riverside by deed recorded July 6, 1989, as Instrument No. 225767 of Official Records of said Riverside County;

THENCE North 56° 00' 00" East, parallel with the centerline of Indiana Avenue and along the southeasterly line of said parcel of land conveyed to the City of Riverside, a distance of 184.57 feet to the **POINT OF BEGINNING**;

THENCE South 33° 59' 08" East, parallel with the centerline of Washington Street, a distance of 152.00 feet;

THENCE North 56° 00' 00" East, parallel with the centerline of Indiana Avenue, a distance of 215.43 to a point on the southwesterly right-of-way line of Washington Street (80 feet in width);

THENCE North 33° 59' 08" West, along said southwesterly right-of-way line, a distance of 129.00 feet to the most easterly corner of said parcel of land conveyed to the City of Riverside;

THENCE North 67° 07' 01" West, along the southeasterly line of said parcel of land conveyed to the City of Riverside, a distance of 27.46 feet to an angle point that is 44.00 feet, as measured at right angles, southeasterly of the centerline of said Indiana Avenue;

THENCE South 56° 00' 00" West, parallel with the centerline of said Indiana Avenue and along the southeasterly line of said parcel of land conveyed to the City of Riverside, a distance of 200.43 feet to the **POINT OF BEGINNING**.

PARCEL 2

That portion of Parcel 4 of Record of Survey on file in Book 23, Page 21 of Record of Surveys, records of Riverside County, California, *together with* that portion of Lot 8 in Block 66 of the Lands of W.T. Sayward and S.C. Evans, as shown by map on file in Book 3 of Maps, at Page 2 thereof, records of San Bernardino County, California, more particularly described as follows;

COMMENCING at the northwesterly corner of Parcel 2 of said Record of Survey;



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THENCE South 33° 59' 08" East, parallel with the centerline of Washington Street and along the southwesterly line of said Parcel 2, a distance of 4.00 feet to a point that is 44.00 feet, as measured at right angles, southeasterly of the centerline of Indiana Avenue, said point being the southwesterly corner of that certain parcel of land conveyed to the City of Riverside by deed recorded July 6, 1989, as Instrument No. 225767 of Official Records of Riverside County, California;

THENCE North 56° 00' 00" East, parallel with the centerline of Indiana Avenue, and along the southeasterly line of said parcel of land conveyed to the City of Riverside, a distance of 184.57 feet;

THENCE South 33° 59' 08" East, parallel with the centerline of Washington Street, a distance of 152.00 feet to the **POINT OF BEGINNING**;

THENCE continuing South 33° 59' 08" East, parallel with the centerline of Washington Street, a distance of 167.26 feet to the northwesterly right-of-way of the Burlington Northern Santa Fe Railroad, as shown by said Record of Survey;

THENCE North 49° 24' 42" East, along said Railroad right-of-way, a distance of 216.87 feet to a point on the southwesterly right-of-way line of Washington Street (80 feet in width);

THENCE North 33° 59' 08" West, along said southwesterly right-of-way line, a distance of 142.38 feet;

THENCE South 56° 00' 00" West, parallel with the centerline of Indiana Avenue, a distance of 215.43 feet to the **POINT OF BEGINNING**.

This description was prepared by me or under my direction in conformance with the requirements of the Land Surveyors Act.

Mark S. Brown 1/21/00 Prep. Kep
Mark S. Brown, L.S. 5655 Date
License Expires 9/30/03



Dated FEB 1 2000
19

CITY OF RIVERSIDE,
a municipal corporation

By Dieter P. Wirtzfeld
Dieter P. Wirtzfeld,
Utilities Assistant Director / Water

APPROVED AS TO FORM
Carolyn Confer 2/2/00
CAROLYN CONFER
ASSISTANT CITY ATTORNEY

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GENERAL ACKNOWLEDGEMENT

State of California

County of Riverside }^{ss}

On February 1, 2000 before me Eva A. Correa _____
(date) (name)

a Notary Public in and for said State, personally appeared

Dieter P. Wirtzfeld
Name(s) of Signer(s)

personally known to me - OR - proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Eva A. Correa
Signature

OPTIONAL SECTION

CAPACITY CLAIMED BY SIGNER

- () Attorney-in-fact
- () Corporate Officer(s)
Title _____
Title _____
- () Guardian/Conservator
- () Individual(s)
- () Trustee(s)
- () Other

- () Partner(s)
 - () General
 - () Limited

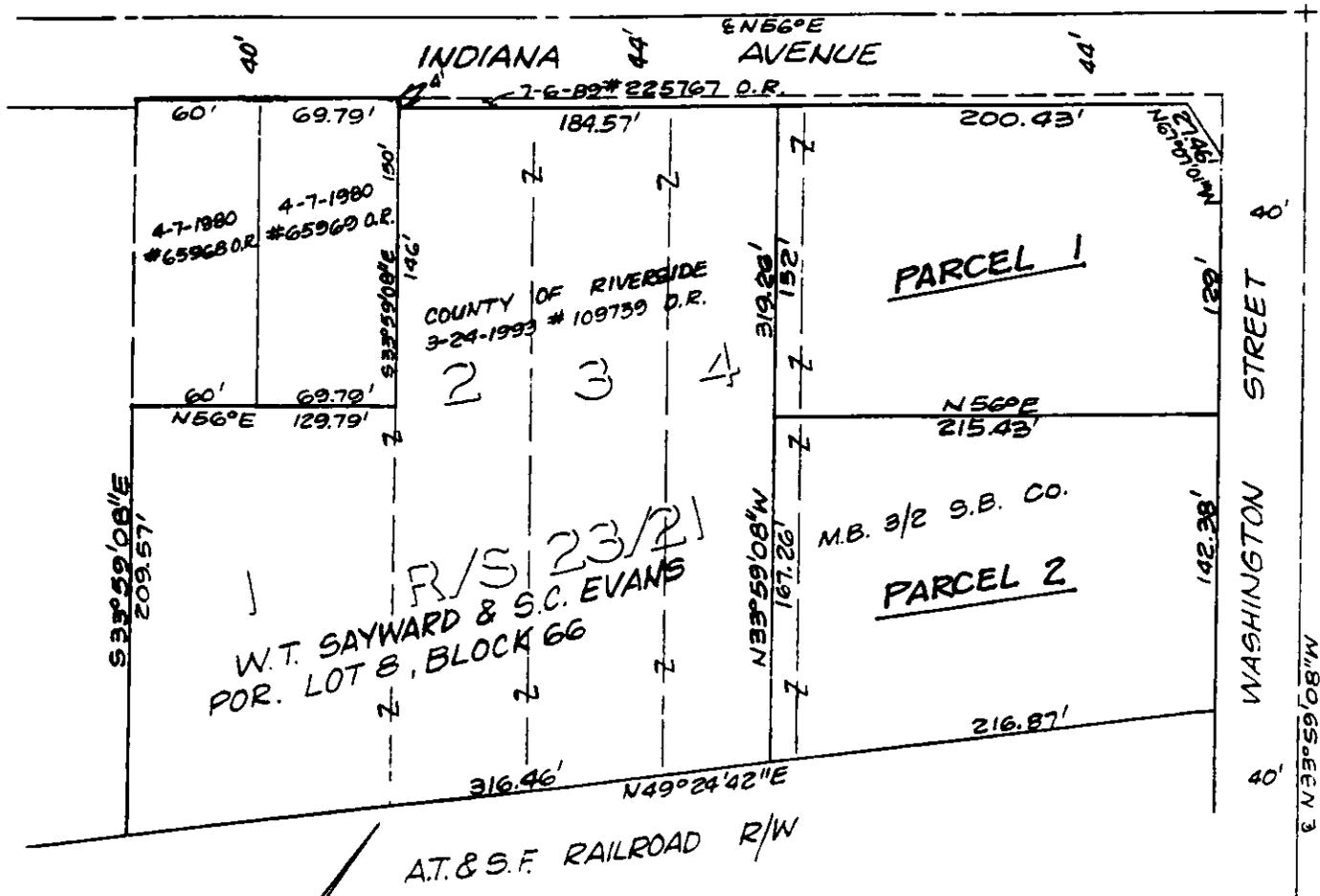
The party(ies) executing this document is/are representing:



INDIANAQCD.DOC



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• 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

53-8

SCALE: 1" = NTS

DRAWN BY Kgs DATE 1/26/00

SUBJECT RELINQUISHMENT - INDIANA & WASHINGTON

DX 1203