

Lawyers Title

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05/15/2012 05:00 PM Fees: \$27.00

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Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder

When recorded mail to:

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

**This document was electronically submitted
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NOTE TO COUNTY RECORDER:

DO NOT ACCEPT FOR RECORDING IF AN ADDITIONAL COVER SHEET IS ATTACHED.

Project: P10-0001(VC)

A.P.N. 213-312-007

TRA: 009-014

DX - 1553

QUITCLAIM DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, the CITY OF RIVERSIDE, a California charter city and municipal corporation, does hereby remise, release, and forever quitclaim to **REGIONAL PROPERTIES, INC., a California Corporation**, the real property as described in Exhibit "A" attached hereto and incorporated herein by this reference, located in the City of Riverside, County of Riverside, State of California.

Dated May 7, 2012

CITY OF RIVERSIDE,
a California charter city and municipal corporation

By Deanna Lorson
Deanna Lorson, Assistant City Manager for
Scott C. Barber, City Manager

[Signature]
APPROVED AS TO FORM
SUPERVISING DEPUTY CITY ATTORNEY

Attest Colleen J. Nicol
Colleen J. Nicol, City Clerk

DX1553

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2014/05/09

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Deanna Lorson, Assistant City Manager for
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APPROVED AS TO FORM
[Signature]
SUPERVISING DEPUTY CITY ATTORNEY

Attest Colleen J. Nicol
Colleen J. Nicol, City Clerk

State of California

County of Riverside } ss

On May 7, 2012, before me, Lorena Verdusco,
notary public, personally appeared, Deanna Lorson and
Colleen J. Nicol

who 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.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Lorena Verdusco
Notary Signature



PENALTY OF PERJURY FOR NOTARY SEAL

(GOVERNMENT CODE 27361.7)

6

I certify under penalty of perjury that the Notary Seal on the document to which this statement is attached reads as follows:

NAME OF NOTARY: LORENA VERDUSCO

COMMISSION NUMBER (if applicable): # 1823048

COUNTY WHERE BOND IS FILED (if applicable):

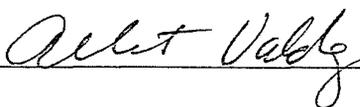
STATE WHERE BOND IS FILED:

DATE COMMISSION EXPIRES: Dec 14, 2012

PLACE OF EXECUTION: Riverside, California

VENDER: NNAI

DATE: 5/15/2012

SIGNATURE: 

PRINT NAME

EXHIBIT "A"
Quitclaim Deed

NINTH STREET CUL-DE-SAC

PARCEL 1

IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, BEING THAT PORTION OF NINTH STREET AND BLOCK 9, RANGE 3, BOTH AS SHOWN ON THE MAP OF THE TOWN OF RIVERSIDE AS FILED IN MAP BOOK 7, PAGE 17 THEREOF, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA AND RELINQUISHED BY THE STATE OF CALIFORNIA PER RESOLUTION OF THE CALIFORNIA HIGHWAY COMMISSION RECORDED JULY 28, 1958 IN BOOK 2308, PAGE 454, OFFICIAL RECORDS OF RIVERSIDE COUNTY, DESCRIBED AS FOLLOWS:

Commencing at the southwesterly corner of Block 8, Range 3 as shown on said Map of the Town of Riverside, said corner being the intersection of the southeasterly right of way line of Lime Street (33 feet wide) and the northeasterly right of way line of Ninth Street (33 feet wide) both as shown on said map;

Thence South 60°13'35" East along said northeasterly right of way line of Ninth Street, a distance of 27.00 feet to a line that is parallel and 60 feet southeasterly from the centerline of Lime Street and being the Point of Beginning;

Thence continuing South 60°13'35" East along said northeasterly right of way line of Ninth Street, a distance of 89.83 feet to a point on a non-tangent curve, concave southeasterly, having a radius of 2101.50 feet, and from which the radius point bears South 56° 24'14" East;

Thence southwesterly to the left along said curve through a central angle of 2°01'12" an arc distance of 74.09 feet to point on a line that is parallel and 41.00 feet southwesterly from the centerline of said Ninth Street, said line also being in the southwesterly line of that portion of Ninth Street and that portion of Block 9, Range 3, of said Map of the Town of Riverside relinquished by the State of California;

Thence North 60°13'35" West along said parallel line, a distance of 86.14 feet to said line that is parallel and 60 feet southeasterly from the centerline of Lime Street;

Thence North 29°43'43" East along said parallel line, a distance of 74.00 feet to the Point of Beginning;

RESERVING THEREFROM permanent easements and rights of way for electric energy distribution and transmission facilities, telephone and other telecommunications facilities, water pipelines, gas lines, storm drains, sanitary sewers and any other existing in-place public utility facilities.

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

 9/30/12 Prep. _____
Curtis C. Stephens, L.S. 7519 Date



DX1553



LARRY W. WARD
COUNTY OF RIVERSIDE
ASSESSOR-COUNTY CLERK-RECORDER

Recorder
P.O. Box 751
Riverside, CA 92502-0751
(951) 486-7000

Website: www.riversideacr.com

DOCUMENTARY TRANSFER TAX AFFIDAVIT

WARNING

ANY PERSON WHO MAKES ANY MATERIAL MISREPRESENTATION OF FACT FOR THE PURPOSE OF AVOIDING ALL OR ANY PART OF THE DOCUMENTARY TRANSFER TAX IS GUILTY OF A MISDEMEANOR UNDER SECTION 5 OF ORDINANCE 516 OF THE COUNTY OF RIVERSIDE AND IS SUBJECT TO PROSECUTION FOR SUCH OFFENSE.

ASSESSOR'S PARCEL NO. 213 --312 --014
Property Address: Street vacation

I declare that the documentary transfer tax for this transaction is: \$ 0

If this transaction is exempt from Documentary Transfer Tax, the reason must be identified below.

I CLAIM THAT THIS TRANSACTION IS EXEMPT FROM DOCUMENTARY TRANSFER TAX BECAUSE: (The Sections listed below are taken from the Revenue and Taxation Code. Please check one or explain in "Other".)

- 1. ___ Section 11911. The document is a lease for a term of less than thirty-five (35) years (including options).
- 2. ___ Section 11911. The easement is not perpetual, permanent, or for life.
- 3. ___ Section 11921. The instrument was given to secure a debt.
- 4. ___ Section 11922. The conveyance is to a governmental entity or political subdivision.
- 5. ___ Section 11925. The transfer is between individuals and a legal entity, or between legal entities, and does not change the proportional interests held.
- 6. ___ Section 11926. The instrument is from a trustor to a beneficiary, in lieu of foreclosure, and no additional consideration was paid.
- 7. ___ Section 11926. The grantee is the foreclosing beneficiary and the consideration paid by the foreclosing beneficiary does not exceed the unpaid debt.
- 8. ___ Section 11927. The conveyance relates to a dissolution of marriage or legal separation.
- 9. ___ Section 11930. The conveyance is an *inter vivos* gift* or a transfer by death.

*Please be aware that information stated on this document may be given to and used by governmental agencies, including the Internal Revenue Service. Also, certain gifts in excess of the annual Federal gift tax exemption may trigger a Federal Gift Tax. In such cases, the Transferor (donor/grantor) may be required to file Form 709 (Federal Gift Tax Return) with the Internal Revenue Service.

- 10. ___ Section 11930. The conveyance is to the grantor's revocable living trust.
- 11. Other (Include explanation and authority) conveyance from the City pursuant to Street vacation and parcel merger D10-0001(VC) DX-1553

I DECLARE UNDER PENALTY OF PERJURY THAT THE FOREGOING IS TRUE AND CORRECT.

Executed this 15 day of May, 2012 at Riverside CA
City State

Leslie Shrimplin
Signature of Affiant
Lawyers Title
Name of Firm (if applicable)

Leslie Shrimplin
Printed Name of Affiant
3480 Vine St., Riverside, CA 92507
Address of Affiant
951-774-0825
Telephone Number of Affiant (including area code)

This form is subject to the California Public Records Act (Government Code 6250 et. seq.)

For Recorder's Use:

Affix PCOR Label Here