

78701

When recorded mail to:

Property Services Division  
City of Riverside  
City Hall, 3900 Main Street  
Riverside, CA 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  
Min. Past 2 o'clock P.M.

MAR - 8 1991

Recorded in Official Records  
of Riverside County, California

Willy [Signature] Recorder  
Fees \$

FOR RECORDER'S OFFICE USE ONLY

Project: Quitclaim to 4495 Magnolia Ave.

QUITCLAIM DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, the CITY OF RIVERSIDE, a municipal corporation, does hereby remise, release, and forever quitclaim to CALVARY PRESBYTERIAN CHURCH OF RIVERSIDE, a corporation, the real property located in the City of Riverside, County of Riverside, State of California, described as follows:

That certain parcel of land as vacated by the City Council of the City of Riverside by Resolution No. 10646 recorded September 29, 1966, as Instrument No. 96701, Official Records of Riverside County, California, described as follows:

All that portion of Lot 154 of Lands of the Southern California Colony Association, as shown by map on file in Book 7, Page 3 of Maps, records of San Bernardino County, California, more particularly described as follows:

COMMENCING at the northwest corner of said Lot 154;

THENCE North 29° 00' 30" East along the northwesterly line of Lot 5 of the said Lands of Southern California Colony Association a distance of 109.95 feet to a point thereon;

THENCE South 60° 48' 00" East a distance of 26.20 feet;

THENCE South 49° 33' 10" East a distance of 297.78 feet to an intersection with the northwesterly right of way line of Magnolia Avenue, said right of way being 100.00 feet in width;

THENCE South 42° 25' 00" West (formerly recorded as South 42° 20' West) along said northwesterly right of way line, a distance of 75.00 feet to an intersection with the most northerly line of that certain parcel of land conveyed to the City of Riverside by deed recorded October 14, 1912, in Book 359, Page 374, et seq., of Deeds, records of Riverside County, California, for the true POINT OF BEGINNING;

Please record for the benefit of the City of Riverside  
Real Property Services Manager

THENCE continuing South 42° 25' 00" West along said right of way line a distance of 248.55 feet to a point thereon;

THENCE North 26° 46' 35" West a distance of 53.49 feet to an intersection with the southeasterly line of that certain parcel of land conveyed to Calvary Presbyterian Church by deed recorded January 14, 1959, as Instrument No. 3357, records of Riverside County, California;

THENCE North 42° 25' 00" East (formerly recorded as North 42° 20' 00" East), along said southeasterly line a distance of 178.64 feet to the most easterly corner thereof, said point being on the most northerly line of the parcel conveyed to the City of Riverside, as first mentioned hereinabove;

THENCE North 86° 54' 00" East along said northerly line a distance of 71.36 feet to the true POINT OF BEGINNING.

Containing 0.245 acres.

DESCRIPTION APPROVAL 10/3/90  
Walter R. Inye by SW  
SURVEYOR, CITY OF RIVERSIDE

Dated March 6, 1991

CITY OF RIVERSIDE,  
a municipal corporation

By Terry Frizzel  
Mayor

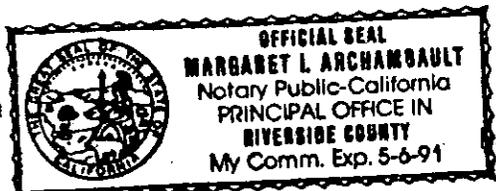
Attest Karen E. Lindquist  
City Clerk

APPROVED AS TO FORM  
John Wood  
CITY ATTORNEY

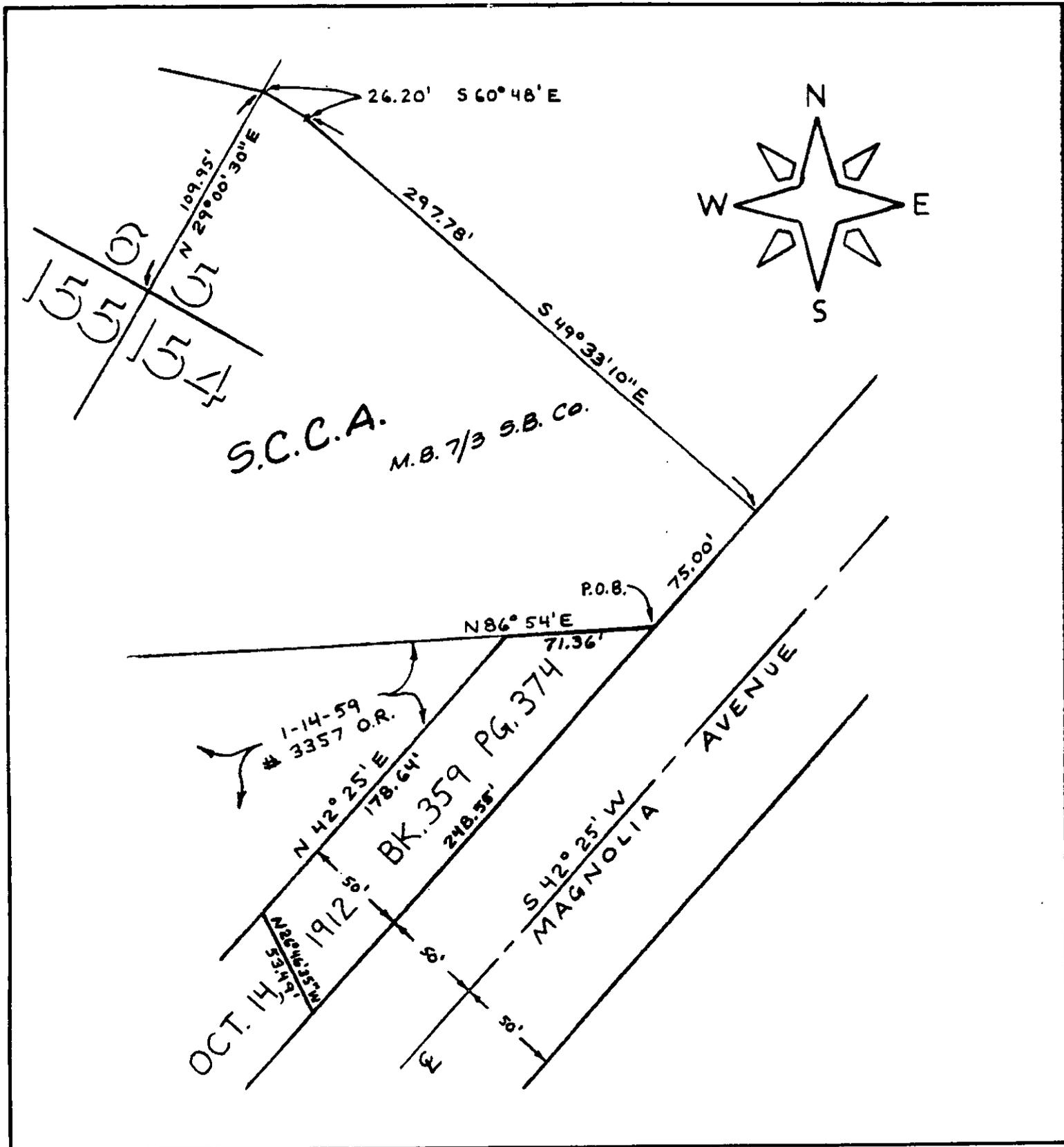
STATE OF CALIFORNIA) ss.  
COUNTY OF RIVERSIDE)

On this 6th day of March, in the year 1991, before me, Margaret I. Archambault a Notary Public in and for said County and State, personally appeared Terry Frizzel and Karen E. Lindquist personally known to me to be the persons who executed this instrument as Mayor and City Clerk of the City of Riverside, a municipal corporation, and acknowledged to me that the municipal corporation executed the same.

Witness my hand and official seal.



Margaret I. Archambault  
Notary Public in and for said State



• 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

2/13

SCALE: 1" = NTS

DRAWN BY JWS DATE 9/21/90

SUBJECT C.U.P. NO. C-43-601