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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 RECOP
MIN. Past 2:30 Clock AM

NOV 19 1985

Recorded in Official Records
of Riverside County, California

William E. Stoney
RECORDER
Fee \$

FOR RECORDER'S OFFICE USE ONLY

Project: Tract 10005-1

11331

GRANT DEED

Brock Le Baron Associates, a joint venture composed of M. J. BROCK AND SONS, INC., a Delaware Corporation, EDDIE R. FISCHER, an unmarried man, B.F. & G. Investments, a California general partnership and RALPH R. NEILSON AND KATHERINE NEILSON, husband and wife, Grantors, FOR 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 Lots 3, 6 and 9 in Block "E" of Arlington Heights, as shown my map on file in Book 2 of Maps at Page 12 thereof, records of Riverside County, California, described as follows:

COMMENCING at the northwest corner of that certain parcel of land conveyed to the City of Riverside by Deed recorded April 1, 1977, as Instrument No. 55842 of Official Records of Riverside County, California; said northwest corner being the northwesterly terminus of that certain course described as North 64° 14' 00" West, 6.16 feet, by said instrument No. 55842; said corner also being in the easterly right-of-way line of the Gage Canal as shown on said map;

THENCE North 24° 58' 40" East, along said easterly right-of-way line, 16.66 feet to the TRUE POINT OF BEGINNING;

THENCE continuing North 24° 58' 40" East, 385.48 feet to the beginning of a tangent curve concave westerly and having a radius of 530.63 feet;

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THENCE Northeasterly, Northerly and Northwesterly, along said curve, through a central angle of 38° 51' 17", an arc length of 359.84 feet;

THENCE North 13° 52' 37" West, 362.69 feet to the beginning of a tangent curve concave easterly and having a radius of 246.69 feet;

THENCE Northwesterly, Northerly and Northeasterly, along said curve, through a central angle of 41° 27' 37" an arc length of 178.51 feet;

THENCE North 27° 35' 00" East, 613.52 feet to the southwesterly line of Parcel 1 of Parcel Map on file in Book 22 of Parcel Maps at Page 97 thereof, records of said Riverside County; the preceding five courses being along said easterly right-of-way line of said Gage Canal;

THENCE South 41° 52' 45" East, along said southwesterly line of Parcel 1, a distance of 6.41 feet;

THENCE South 27° 35' 00" West, 611.27 feet to the beginning of a tangent curve concave easterly and having a radius of 240.69 feet;

THENCE Southwesterly, Southerly and Southeasterly, along said curve, through a central angle of 41° 27' 37" an arc length of 174.17 feet;

THENCE South 13° 52' 37" East, 362.69 feet to the beginning of a tangent curve concave westerly and having a radius of 536.63 feet;

THENCE Southeasterly, Southerly and Southwesterly, along said curve, through a central angle of 38° 51' 17" an arc length of 363.91 feet;

THENCE South 24° 58' 40" West, 384.37 feet to a point in a non-tangent curve concave northerly and having a radius of 167.00 feet; the radial line to said point bears South 13° 27' 13" West;

THENCE westerly, along said curve, through a central angle of 02° 05' 37" an arc length of 6.10 feet to said TRUE POINT OF BEGINNING.

AREA: 11,388.6 square feet.

The hereinabove described parcel shall attach to and become part of the operating right-of-way of the adjacent canal, vested in the City of Riverside and commonly known as the "Gage Canal".

Reserving to the Grantors the right to operate and maintain the existing pump and appurtenant waterlines located within the above described land. Said right shall automatically terminate at the time and land served by said pump and waterlines is developed for residential purposes.

DESCRIPTION APPROVAL
George H. Hutchison 30 95 4E
Surveyor

BROCK LE BARON ASSOCIATES,
A JOINT VENTURE COMPOSED OF:

Dated Nov. 12, 1985

M.J. BROCK AND SONS, INC.,
A DELAWARE CORPORATION

By [Signature]
Title Todd S. Cunningham
Vice President

By _____
Title _____
[Signature]
EDDIE R. FISCHER

B.F. & G. INVESTMENTS,
A CALIFORNIA GENERAL PARTNERSHIP

By [Signature]
Title Partner

^{William}
By [Signature]
Title Partner

[Signature]
RALPH R. NEILSON
[Signature]
KATHERINE NEILSON

CONSENT TO RECORDATION

THIS IS TO CERTIFY that the interest in real property conveyed by the within instrument to the City of Riverside, California, a Municipal Corporation, is hereby accepted by the undersigned officer on behalf of the City Council of said City pursuant to authority conferred by Resolution No. 14883 of said City Council adopted January 25, 1983, and the grantee consents to recordation thereof by its duly authorized officer.

Dated 11/19/85

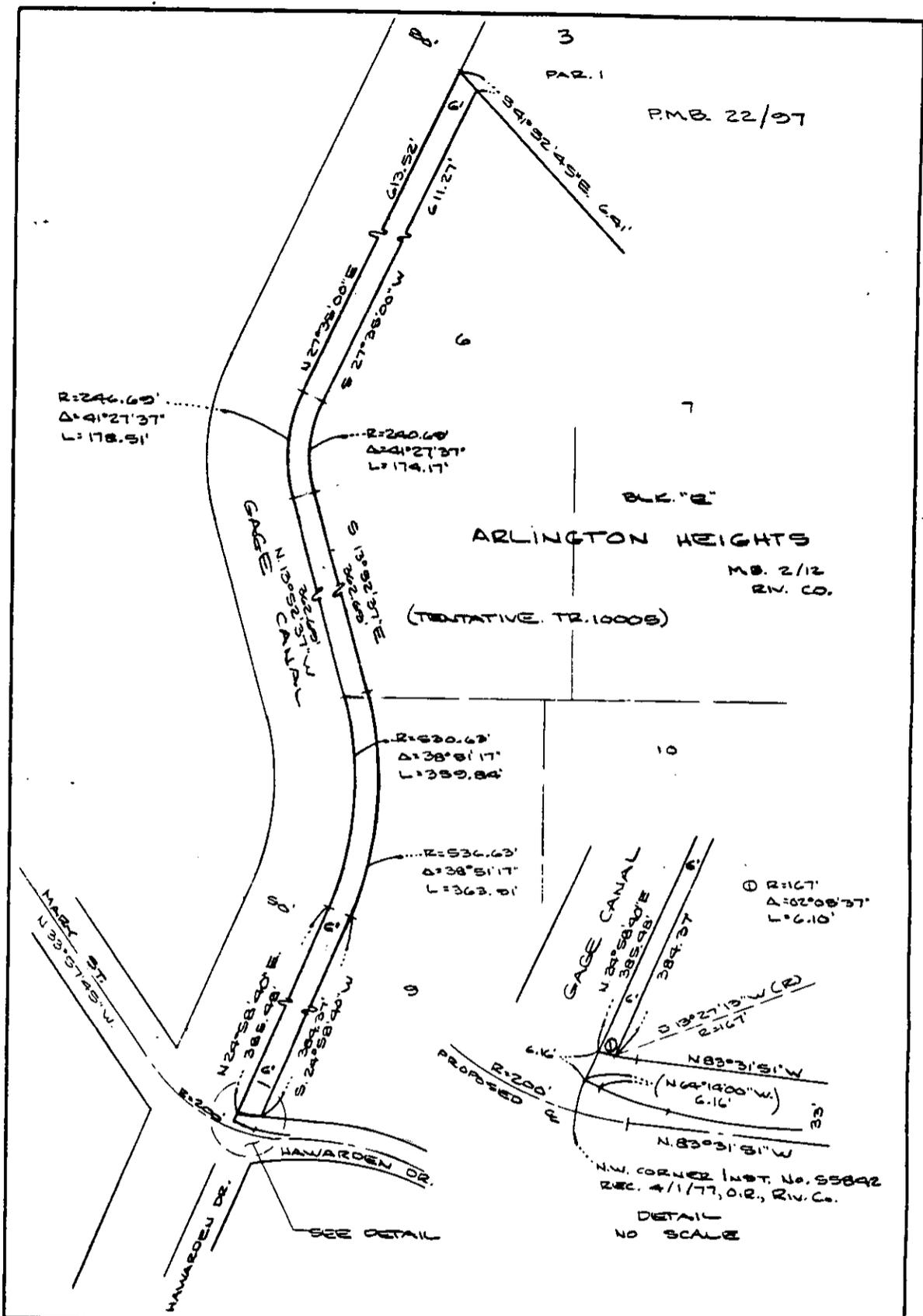
[Signature]
Title Property Services Manager

0043X/m 7851M/r

APPROVED AS TO FORM
[Signature]
ASST. CITY ATTORNEY

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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

SCALE: 1" = NONE

DRAWN BY W.F. DATE 2/21/81

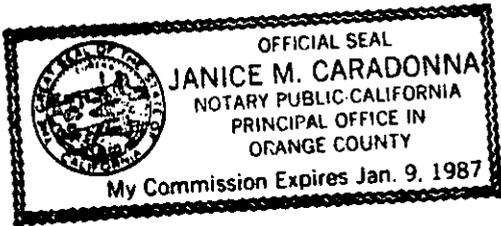
SUBJECT TRACT. 10009

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STATE OF CALIFORNIA) SS
COUNTY OF Orange

On this 12th day of November, 1985,
before me, Janice M. Caradonna, a Notary Public in
and for said State, personally appeared Todd S. Cunningham
(personally known to me) (proved to me on the basis of satisfactory evidence) to
be the Vice President, and _____
(personally known to me) (proved to me on the basis of satisfactory evidence) to
be the _____ Secretary, of M.J. Brock & Sons, Inc.,
a Delaware corporation, 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, said corporation being
known to me to be a joint venturer of Brock Le Baron Associates,
the joint venture that executed the within instrument and acknowledged to me
that such corporation executed the same as such joint venture and that such
joint venture executed the same.

Witness My Hand and Official Seal



Janice M. Caradonna
Notary Public in and for State

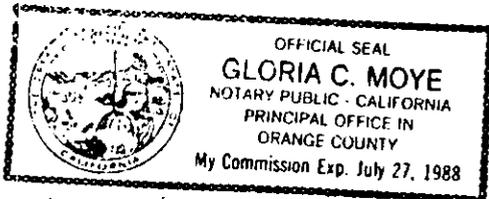
STATE OF CALIFORNIA)SS
COUNTY OF ORANGE

On this 18th day of November, 1985, before

me, GLORIA C. MOYE, a Notary Public in and for
said State, personally appeared William Herring

(personally known to me) (proved to me on the basis of satisfactory evidence) to
be the person(s) that executed the within instrument, and known to me to be the
person(s) who executed the within instrument on behalf of
the B.F. & G. Investments partnership therein named, said
partnership being known to me to be a joint venturer
of Brock Le Baron Investments the joint venture that executed the within
instrument and acknowledged to me that such general
partnership executed the same as such joint venture and that such joint venture
executed the same.

Witness my hand and official seal



Gloria C. Moye
Notary Public in and for State

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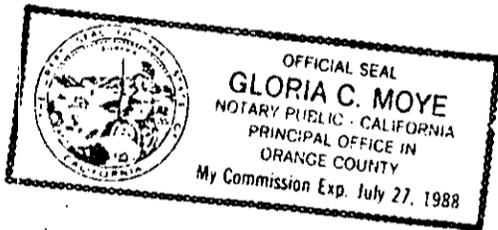
STATE OF CALIFORNIA)SS
COUNTY OF ORANGE

260698

On this 18th day of November, 1985, before me, GLORIA C. MOYE, a Notary Public in and for said State, personally appeared Gary Kluge

(personally known to me) (proved to me on the basis of satisfactory evidence) to be the person(s) that executed the within instrument, and known to me to be the person(s) who executed the within instrument on behalf of the B.F. & G. Investments partnership therein named, said partnership being known to me to be a joint venturer of Brock Le Baron Associates the joint venture that executed the within instrument and acknowledged to me that such general partnership executed the same as such joint venture and that such joint venture executed the same.

Witness my hand and official seal



Gloria C. Moye

Notary Public in and for State

WF/0078X/b