

44315

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
AT 2:00 O'CLOCK P.M.

FEB 19 1988

Recorded in Official Records
of Riverside County, California

William S. Corby
Recorder
Fees \$

FOR RECORDER'S OFFICE USE ONLY

Project: Buchanan Street Widening
W'ly Side - Magnolia Ave. to A.T. & S.F. Railroad

12 4

GRANT DEED

RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT, Grantor, FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, does 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:

All that portion of Lot 1 in Block 52 of the Lands of the Riverside Land and Irrigating Company, as shown by map entitled "Map of Subdivision of Blocks 52, 53, 55 and 56, not recorded on the Maps of the Riverside Land and Irrigating Company," recorded in Book 1, Page 44 of Maps, records of said Riverside County, described as follows:

BEGINNING at the most northerly corner of said Lot 1;

THENCE South 34° 00' 43" East, along the northeasterly line of said Lot 1, a distance of 84.33 feet;

THENCE South 67° 32' 16" West, a distance of 4.08 feet to a point in a line parallel with and distant 44.00 feet southwesterly, as measured at right angles, from the centerline of Buchanan Street as shown by said map;

THENCE North 34° 00' 43" West, along said parallel line, a distance of 61.76 feet to the beginning of a non-tangent curve concaving southerly and having a radius of 41.50 feet; the initial radial line at the beginning of said curve bears North 27° 34' 20" East;

THENCE to the left along said curve through a central angle of 61° 35' 13" an arc length of 44.61 feet to the northwesterly line of said Lot 1;

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THENCE North 55° 59' 07" East, along said northwesterly line, a distance of 40.50 feet to said POINT OF BEGINNING.

Area - 564.5 square feet, more or less.

Dated JAN 19 1988

RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT

By Melba Dunlap
MELBA DUNLAP
Title Chairman

Gerald A. Maloney, Clerk

By Amy Adams
Title Deputy

DESCRIPTION APPROVAL
APPROVED BY
SURVEYOR, CITY OF RIVERSIDE

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 2/19/88

[Signature]
Title Property Services Manager

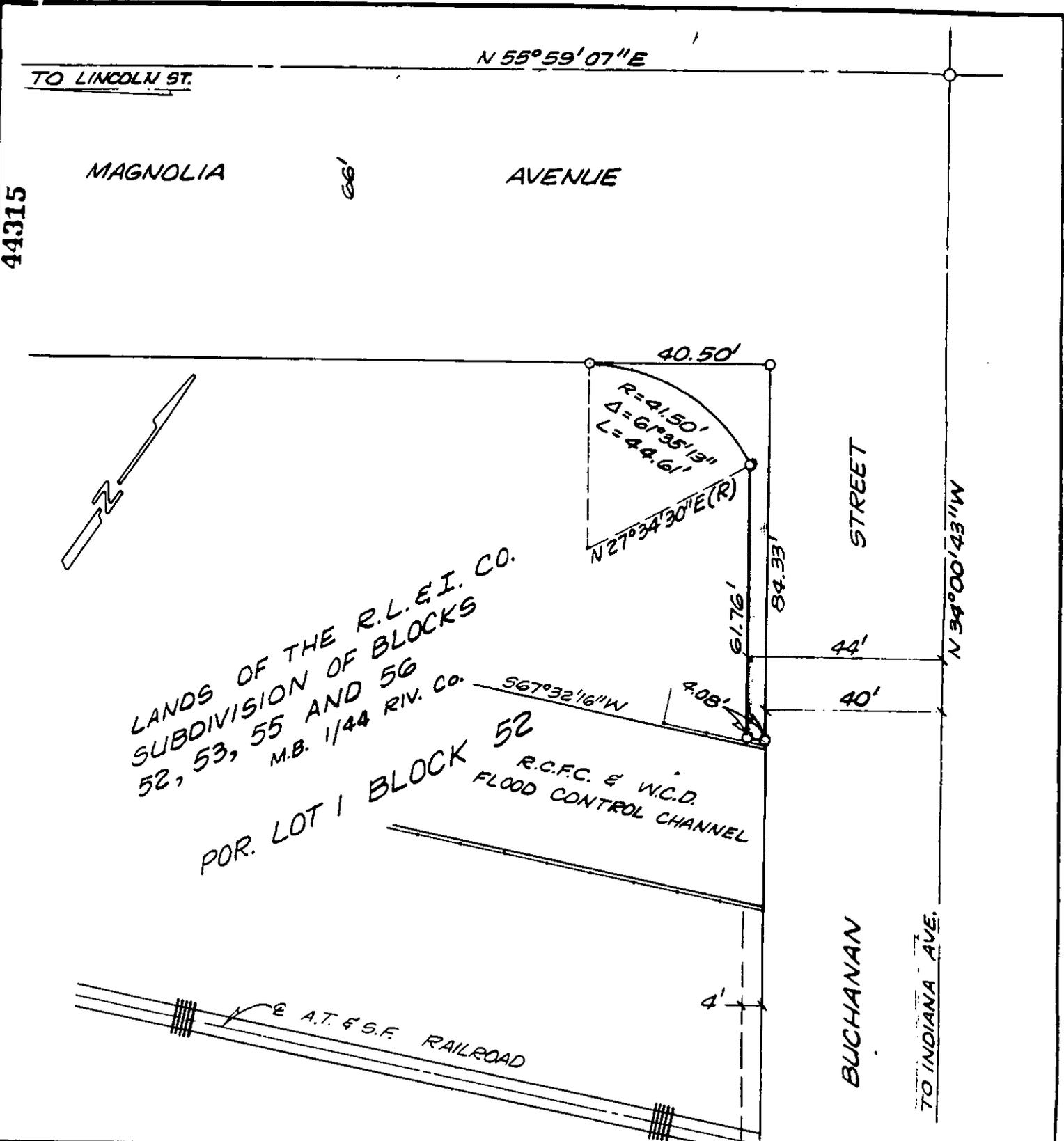
311.5/m - SURVEY.150/c

FORM APPROVED.
COUNTY COUNSEL

JAN 11 1988

BY [Signature]

APPROVED
[Signature]



TO LINCOLN ST.

N 55° 59' 07" E

MAGNOLIA AVENUE

44315

BUCHANAN STREET

N 34° 00' 43" W

LANDS OF THE R.L.E.I. CO.
 SUBDIVISION OF BLOCKS
 52, 53, 55 AND 56
 M.B. 1/44 RIV. CO.

POR. LOT 1 BLOCK 52
 R.C.F.C. & W.C.D.
 FLOOD CONTROL CHANNEL

A.T. & S.F. RAILROAD

BUCHANAN

TO INDIANA 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

6/49-1

SCALE: 1" = 30'

DRAWN BY K98 DATE 6/5/87

SUBJECT BUCHANAN ST. WIDENING

122084