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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 RECORD
AT 2:00 O'CLOCK P.M.

FEB 26 1988

Recorded in Official Records
of Riverside County, California

William F. Borczyk
Recorder

Fees \$

FOR RECORDER'S OFFICE USE ONLY

Project: PMW-1-878

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OFFER OF DEDICATION

On this 22 day of February, 1988, B. GEDNEY TILDEN, M. WILLIAM TILDEN, ARLINGTON HEIGHTS CITRUS COMPANY, a California corporation, and BURTON W. TILDEN and MARY G. TILDEN, husband and wife as joint tenants, as their individual interests appear of record, irrevocably offer for dedication to the CITY OF RIVERSIDE, a municipal corporation, pursuant to the provisions of California Government Code Section 7050, for public street and highway purposes, together with all rights to construct and maintain utilities, sewers, drains and other improvements consistent with the use as a public street and highway, that real property located in the City of Riverside, County of Riverside, State of California, described as follows:

PARCEL 1

That portion of Section 10, Township 3 South, Range 6 West of Rancho La Sierra Sepulveda, in the City of Riverside, County of Riverside, State of California, as recorded in Book 6, Page 70 of Maps, records of said County described as follows:

COMMENCING at the Southwest corner of Lot 1 of Sierra Vista Rancho Subdivision, on file in Book 25 of Maps, at Page 81 thereof, records of said County, said point being in a non-tangent curve concave northerly and having a radius of 1316.15 feet; the radial line to said point bearing South 12° 04' 14" East; said point also being in the southerly line of Lot "A" of Record of Survey on file in Book 10, Page 20, Record of Surveys, records of said County;

THENCE westerly 207.20 feet along said curve, through a central angle of 09° 01' 14";

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THENCE continuing along said southerly line, tangent to said curve South 86° 57' 00" West 5.93 feet to the TRUE POINT OF BEGINNING; said point being the Northwest corner of that certain parcel of land conveyed to the County of Riverside by deed recorded in September, 1954, in Book 1632, Page 213 of Official Records of said County;

THENCE continuing along said southerly line of Lot "A", South 86° 57' 00" West 308.82 feet;

THENCE continuing along said southerly line of Lot "A", South 21° 08' 45" East 10.52 feet;

THENCE continuing along said southerly line of Lot "A" and the southerly line of Lot "B" of said Record of Survey South 89° 57' 00" West 239.41 feet;

THENCE South 3° 03' 00" East 50.00 feet;

THENCE North 86° 57' 00" East 544.96 feet to the westerly line of said parcel conveyed to the County of Riverside;

THENCE along said westerly line North 03° 03' 00" West 60.00 feet to said TRUE POINT OF BEGINNING.

PARCEL 2

That portion of Section 10, Township 3 South, Range 6 West of Rancho La Sierra Sepulveda, in the City of Riverside, County of Riverside, State of California, as recorded in Book 6, Page 70 of Maps, records of said County described as follows:

COMMENCING at the Southwest corner of Lot 1 of Sierra Vista Rancho Subdivision, on file in Book 25 of Maps, at Page 81 thereof, records of said County, said point being in a non-tangent curve concave northerly and having a radius of 1316.15 feet; the radial line to said point bears South 12° 04' 14" East; said point also being in the southerly line of Lot "A" of Record of Survey on file in Book 10, Page 20, Record of Surveys, records of said County;

THENCE westerly 207.20 feet along said curve, through a central angle of 09° 01' 14";

THENCE continuing along said southerly line, tangent to said curve South 86° 57' 00" West 5.93 feet to the Northwest corner of that certain parcel of land conveyed to the County of Riverside by deed recorded in September, 1954, in Book 1632, Page 213 of Official Records of said County;

THENCE continuing along said southerly line of Lot "A", South 86° 57' 00" West 308.82 feet;

THENCE continuing along said southerly line of Lot "A", South 21° 08' 45" East 10.52 feet;

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THENCE continuing along said southerly line of Lot "A" and the southerly line of Lot "B" of said Record of Survey South 86° 57' 00" West 239.41 feet;

THENCE South 3° 03' 00" East 50.00 feet to the TRUE POINT OF BEGINNING;

THENCE South 3° 03' 00" East 10.00 feet;

THENCE North 86° 57' 00" East 239.42 feet to the beginning of a tangent curve concave northerly, having a radius of 430.00 feet;

THENCE easterly 68.06 feet along said curve thru a central angle of 9° 04' 07" to a point of reverse curvature with a curve concave southerly having a radius of 370.00 feet;

THENCE easterly 58.56 feet along said curve thru a central angle of 9° 04' 07" to a point of cusp;

THENCE tangent to said curve South 86° 57' 00" West 365.51 feet to the TRUE POINT OF BEGINNING.

DESCRIPTION APPROVAL 2/1/88

Walter R. Ince
of SURVEYOR, CITY OF RIVERSIDE by

Dated February 22, 1988

B. Gedney Tilden
B. GEDNEY TILDEN

M. William Tilden
M. WILLIAM TILDEN

ARLINGTON HEIGHTS CITRUS COMPANY, a California corporation

By Gedney Tilden
Title Pres.

By M. William Tilden
Title Sec

Burton W. Tilden
BURTON W. TILDEN

Mary G. Tilden
MARY G. TILDEN

APPROVED AS

ASSISTANT CITY ATTORNEY

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