

When recorded mail:  
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)

Project: R-50-801  
10992 Magnolia Avenue

RECEIVED FOR RECORD  
Min. Paid 20'clock P.M.

SEP 25 1989  
Recorded in Official Records  
of Riverside County, California  
William S. Eganly  
Recorder  
Fees \$

329611

GRANT DEED

12537

MAGNOLIA HOTEL OF RIVERSIDE, a California Limited Partnership, Grantors,  
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:

A strip of land 11.00 feet in width over a portion of Lot 3 in Block 39  
of the Lands of the Riverside Land and Irrigating Co., on file in  
Book 1, Page 70 of Maps, records of San Bernardino County, California,  
described as follows:

BEGINNING at the most westerly corner of said Lot:

THENCE North 56° 21' 15" East, along the northwesterly line of said  
Lot, a distance of 150.00 feet to the most westerly corner of Lot "A"  
of Parcel Map No. 15817, on file in Book 86, Page 43 of Parcel Maps,  
records of said Riverside County;

THENCE South 33° 38' 36" East, along the southwesterly line of said  
Lot "A", a distance of 11.00 feet to a line which is parallel with and  
distant 11.00 feet southeasterly as measured at right angles from said  
northwesterly line of Lot 3;

THENCE South 56° 21' 15" West, along said parallel line 150.00 feet to  
the southwesterly line of said Lot 3;

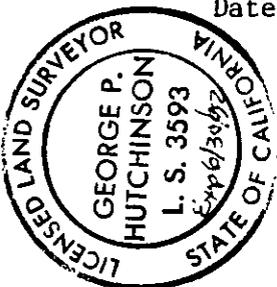
THENCE North 33° 38' 36" West, along said southwesterly line of Lot 3,  
a distance of 11.00 feet to the POINT OF BEGINNING.

Area - 0.038 of an acre.

Date: SEPT 5, 1989

MAGNOLIA HOTEL OF RIVERSIDE, a  
California Limited Partnership  
BY: Jing Chwen Chen  
Jing Chwen Chen, General Partner

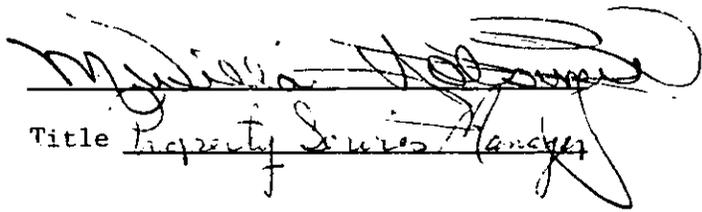
DESCRIPTION APPROVAL 9/22/89  
George P. Hutchinso  
SURVEYOR, CITY OF RIVERSIDE



CONSENT TO RECORDATION

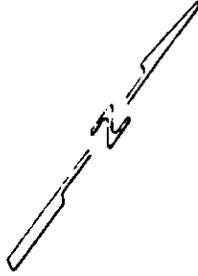
THIS IS TO CERTIFY that the interest in real property conveyed by the within instrument to the City of Riverside, California, a Municipal Corporation, is hereby accepted by the undersigned officer on behalf of the City Council of said City pursuant to authority conferred by Resolution No. 14833 of said City Council adopted January 25, 1983, and the grantee consents to recordation thereof by its duly authorized officer.

Dated 9/22/89

  
Title Property Services Manager

0005u/m - 0614 u/k

#12537  
 Deed does  
 not need to be  
 recorded - P.W.  
 Wally Frye / P.W.  
 12-13-89  
 DL



MAGNOLIA AVENUE

N56°21'15"E (TO PARK SIERRA DR.)

77' 66' 66' 77'

N56°21'15"E 150'

LOT "A"

S56°21'15"W 150'

PMB 8155  
 PMB 72/67-68  
 PARCEL 1

N36°08'06"W

279'

R.L. & I. CO.  
 M.B. 1170 S.B. CO.  
 POR. OF LOT 3  
 BLOCK 39

S33°38'36"E

279'

PMB 15817  
 PMB 86/42-43  
 PARCEL 1

• 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

6/51-2

SCALE: 1" = 50'

DRAWN BY GS DATE 5/8/89

SUBJECT R-50-801 10922 MAGNOLIA AVE.

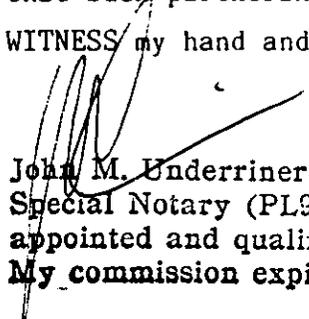
To Whom It May Concern:

Taiwan  
City of Taipei  
American Institute in  
Taiwan, Taipei Office

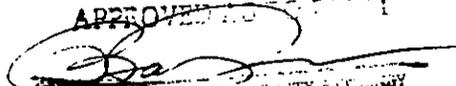
The notarization should read as follows:

I, John M. Underriner, Special Notary (PL96-8) duly appointed and qualified, do hereby certify on that on this 5th day of Sep. 19 89, before me personally appeared JING CHWEN CHEN personally known to be the individual(s) described in, whose name is subscribed to and who executed the within instrument and being informed by me of the contents of said instrument she duly acknowledged to me that she executed the same freely and voluntarily for the uses and purposes therein mentioned as the GENERAL PARTNER of the partnership that executed the within instrument, and also acknowledged to me that such partnership executed the same.

WITNESS my hand and official seal.



John M. Underriner  
Special Notary (PL96-8) duly  
appointed and qualified  
My commission expires May 20, 1991

APPROVED  
  
ASSISTANT CITY ATTORNEY