

2

Recording Requested By  
CHICAGO TITLE COMPANY  
When recorded mail to:

257182

RECEIVED FOR RECORD  
AT 2:00 O'CLOCK

City Clerk's Office  
City of Riverside  
City Hall, 3900 Main Street  
Riverside, California 92522

JUL 10 1996

ME

**FREE RECORDING**

This instrument is for the benefit  
of the City of Riverside and is  
entitled to be recorded without  
fee. (Government Code §6103)

Recorded in Official Records  
of Riverside County, California

Recorder *[Signature]*  
Fees \$ *0*

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FOR RECORDER'S OFFICE USE ONLY

Project: University Avenue Widening  
Parcel 26  
A.P.N. 221-061-004  
TRA: 009-063

14002

QUITCLAIM DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, SAM MENLO, a sole proprietor doing business as MENLO ENTERPRISES, as successor in interest to DINA CORPORATION, a California corporation, does hereby remise, release, and forever quitclaim to the CITY OF RIVERSIDE, a municipal corporation of the State of California, its successors and assigns, all rights, title and interest in that certain lease agreement executed December 14, 1964, and recorded August 24, 1965, as Instrument No. 97880 of Official Records of Riverside County, California, which pertains to the real property located in the City of Riverside, County of Riverside, State of California, described as follows:

That portion of Lot 2 of Castleman's Addition to Riverside, as shown by map on file in Book 3, Page 19 of Maps, records of San Bernardino County, California, described as follows:

BEGINNING at the northeasterly corner of Parcel 1 of Record of Survey on file in Book 48, Page 3 of Record of Surveys, records of Riverside County, California;

257182

THENCE South  $89^{\circ}29'30''$  West, along the northerly line of said Parcel 1, a distance of 77.60 feet;

THENCE South  $0^{\circ}30'30''$  East, a distance of 0.5 of a foot;

THENCE South  $88^{\circ}44'35''$  East, a distance of 77.60 feet to the easterly line of said Parcel 1;

THENCE North  $0^{\circ}15'00''$  East, along said easterly line, a distance of 2.89 feet to the POINT OF BEGINNING.

Area - 131.5 square feet.

This description was prepared by me or under my direction in conformance with the requirements of the Land Surveyors Act.

W. L. Kraisosky 5/23/96 Prep. Kep  
W. L. Kraisosky, R.C.E. 23391 Date  
License Expires 12/31/97



Dated 6-21-96

Sam Menlo  
SAM MENLO

GENERAL ACKNOWLEDGEMENT

State of California }  
County of Los Angeles } ss

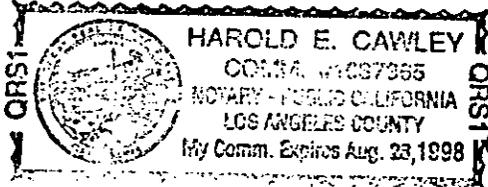
On June 21, 1996, before me HAROLD E. Cawley, Notary Public  
(date) (name)

a Notary Public in and for said State, personally appeared

Sam Menlo

Name(s) of Signer(s)

personally known to me - OR -  proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



WITNESS my hand and official seal.

Harold E. Cawley  
Signature

OPTIONAL SECTION

CAPACITY CLAIMED BY SIGNER

- ( ) Attorney-in-fact
- ( ) Corporate Officer(s)

Title \_\_\_\_\_

Title \_\_\_\_\_

- ( ) Guardian/Conservator
- Individual(s)
- ( ) Trustee(s)
- ( ) Other

- ( ) Partner(s)
- ( ) General
- ( ) Limited

The party(ies) executing this document is/are representing:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

CERTIFICATE OF ACCEPTANCE  
(Government Code Section 27281)

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. 18233 of said City Council adopted May 11, 1993, and the grantee consents to recordation thereof by its duly authorized officer.

Dated 7/5/96

CITY OF RIVERSIDE

Patricia Head

Real Property Services Manager  
of the City of Riverside

UNIV26.QCD

APPROVED AS TO FORM  
[Signature]  
ASSOC. CITY ATTORNEY



UNIVERSITY AVE.

To Chicago Ave.

± N 89°29'30" E  
(formerly Eighth Street)

77.60'  
77.60'  
S 88°44'35" E  
2.89'  
N 0°15'00" E  
0.50'  
S 0°30'30" E

190.07'

49.50'

R/S 48/3  
PARCEL 1

PORTION OF LOT 2  
CASTLEMAN'S ADDITION TO RIVERSIDE  
M.B. 3/19 S.B. Co.

• 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

3/22  
40-2

SCALE: 1"=60'

DRAWN BY: *[Signature]* DATE: 3/2/94

SUBJECT: UNIVERSITY AVENUE WIDENING, PARCEL 26

14002