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When recorded mail to:

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

RECEIVED FOR RECORD
AT 8:00AM

DEC 01 1998

Recorded in Official Records
of Riverside County, California

Recorder

Fees \$ _____

FREE RECORDING

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

FOR RECORDER'S OFFICE USE ONLY

D- 14290

Project: **CU-039-967**
3315 Fourteenth Street
A.P.N. 215-332-017

GRANT DEED

IMPERIAL STATIONS INC., a California corporation, as Grantor, FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, does hereby grant to the CITY OF RIVERSIDE, a municipal corporation of the State of California, as Grantee, its successors and assigns, the real property located in the City of Riverside, County of Riverside, State of California, described as follows:

That portion of Block 13, Range 3 of the Town of Riverside as shown by map on file in Book 7, page 17 of Maps, records of San Bernardino County, California, described as follows:

BEGINNING at the most southerly corner of said Block 13 Range 3;

THENCE North 61°00'00" West, along the southwesterly line of said Block 13 Range 3, a distance of 165 feet to the most westerly corner of that certain parcel of land conveyed to the City of Riverside by deed recorded February 5, 1973, as Instrument No. 15528 of Official Records of Riverside County, California;

THENCE North 28°57'45" East, along the northwesterly line of said Instrument No. 15528, and along the northwesterly line of Parcel 3 of those certain parcels of land conveyed to Imperial Stations, Inc., a California corporation, by deed recorded November 26, 1997, as Instrument No. 436289 of Official Records of said Riverside County, a distance of 27.00 feet to a line which is parallel with and distant 60.00 feet northeasterly, as measured at right angles, from the centerline of Fourteenth Street of said Town of Riverside;

THENCE South 61°00'00" East, along said parallel line, 137.98 feet;

THENCE North 76°10'57" East, 36.81 feet to the northwesterly line of Mulberry Street of said Town of Riverside;

THENCE South 28°57'45" West, along said northwesterly line of Mulberry Street, 52.02 feet to said **POINT OF BEGINNING**.

EXCEPTING therefrom those portions of said Block 13 Range 3 as conveyed to the City of Riverside by deeds recorded February 5, 1973, as Instrument No.'s 15528 and 15529 and by deeds recorded June 16, 1961, as Instrument No.'s 52000 and 52002, all of Official Records of said Riverside County.

This conveyance is subject to covenants, conditions, restrictions and reservations of record.

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

Mark S. Brown 9/11/98 Prep. WF
Mark S. Brown, L.S. 5655 Date
License Expires 9/30/99



Dated 11-23-98

IMPERIAL STATIONS INC.,
a California corporation

by: [Signature]

title: President

by: _____

title: _____

GENERAL ACKNOWLEDGEMENT

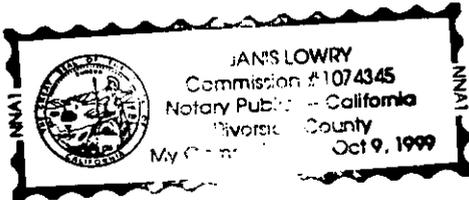
State of California }
County of RIVERSIDE } ss

On November 23, 1998, before me Janis Lowry
(date) (name)

a Notary Public in and for said State, personally appeared

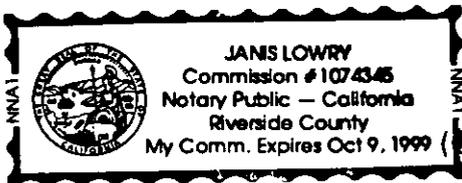
DAVID BERRI
Name(s) of Signer(s)

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.

Janis Lowry
Signature



CERTIFICATE OF ACCEPTANCE
(Government Code Section 72281)

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 11/30/98

[Signature]
Real Property Services Manager
of the City of Riverside

cu039967.ded

APPROVED AS TO FORM
Carolyn Confer 11/25/98
CAROLYN CONFER
ASSISTANT CITY ATTORNEY

OPTIONAL SECTION

CAPACITY CLAIMED BY SIGNER

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

Title _____

Title _____

- () Guardian/Conservator

- () Individual(s)

- () Trustee(s)

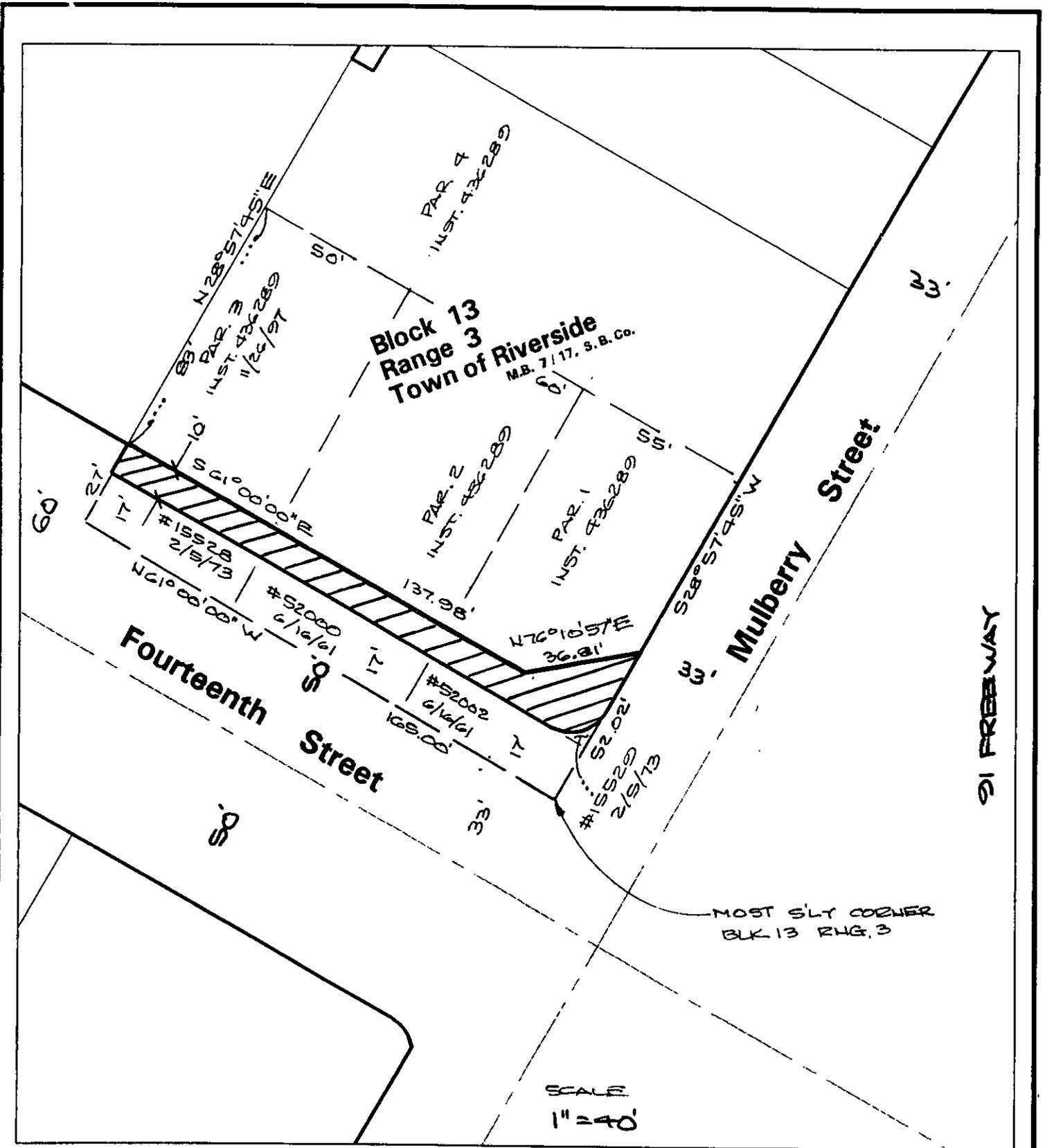
- () Other

- () Partner(s)

- () General

- () Limited

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



◆ CITY OF RIVERSIDE, CALIFORNIA ◆

39-2
39-4

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" = 40'

Drawn by: fwally

Date: 09/10/98

Subject: CU-039-967