

When recorded mail to:

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

DOC # 2004-0960874

12/03/2004 08:00A Fee:NC

Page 1 of 6

Recorded in Official Records
County of Riverside

Gary L. Orso

Assessor, County Clerk & Recorder



FREE RECORDING

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

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A	R	L				COPY	LONG	REFUND	NCHG	EXAM

Project: RCC R-O-W Easement
APN: 138-120-005 & 007
Address: La Sierra @ Indiana

D - 15407
15407

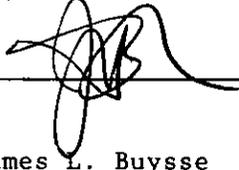


OFFER OF DEDICATION

On this 29th, day of October, 2004, RIVERSIDE COMMUNITY COLLEGE DISTRICT, does irrevocably offer for dedication to the CITY OF RIVERSIDE, a municipal corporation of the State of California, its successors and assigns, 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, sanitary sewers, storm drains and other improvements consistent with the use as a public street and highway, that real property as described in EXHIBIT A attached hereto and incorporated herein by this reference, located in the City of Riverside, County of Riverside, State of California.

RIVERSIDE COMMUNITY COLLEGE
DISTRICT

Dated October 29, 2004

By 

James L. Buysse

Title: Vice President, Administration & Finance

Dated _____

By _____

Title: _____

2004-0968874
12/03/2004 08:00A
2 of 6



GENERAL ACKNOWLEDGEMENT

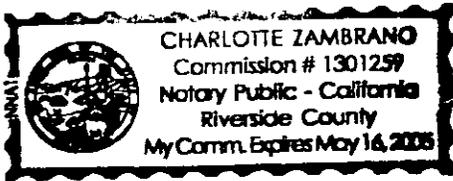
State of California }
County of Riverside } ss

On Oct. 29, 2004, before me Charlotte Zambrano
(date) (name)

a Notary Public in and for said State, personally appeared

James L. Buysse
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.

Charlotte Zambrano
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. 20534 of said City Council adopted September 23, 2003, and the grantee consents to recordation thereof by its duly authorized officer.

Dated 11/30/04

CITY OF RIVERSIDE

APPROVED AS TO FORM
CITY ATTORNEY'S OFFICE

BY Mel Martinez
Administrative Services Manager

BY Kristen J. Smith

2004-090874
12/03/2004 09:00A
3 of 6



EXHIBIT A

Project: RCC R-O-W Easement

THOSE PORTIONS OF LOTS 1 AND 23 THROUGH 26, INCLUSIVE, OF VALLEY VIEW FARMS TRACT, AS SHOWN ON MAP FILED IN MAP BOOK 11, PAGE 58, IN THE OFFICE OF THE COUNTY RECORDER OF RIVERSIDE COUNTY, TOGETHER WITH THOSE PORTIONS OF LOTS 5 AND 12, AS SHOWN ON MAP FILED IN MAP BOOK 5, PAGE 176, IN SAID OFFICE OF THE COUNTY RECORDER, ALL IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, MORE PARTICULARLY DESCRIBED AS FOLLOWS;

BEGINNING AT THE MOST WESTERLY CORNER OF SAID LOT 1;

THENCE NORTH $56^{\circ}21'31''$ EAST, ALONG THE NORTHWESTERLY LINE OF SAID LOT 1, A DISTANCE OF 214.74 FEET;

THENCE SOUTH $48^{\circ}04'17''$ WEST, LEAVING SAID NORTHWESTERLY LINE, A DISTANCE OF 138.76 FEET;

THENCE SOUTH $11^{\circ}22'05''$ WEST, A DISTANCE OF 37.39 FEET TO A POINT ON A LINE THAT IS PARALLEL WITH AND 91.00 FEET NORTHEASTERLY, MEASURED AT RIGHT ANGLES, FROM THE CENTERLINE OF LA SIERRA AVENUE, AS SHOWN ON RECORD OF SURVEY FILED IN BOOK 82, PAGES 7 THROUGH 9, INCLUSIVE, OF RECORDS OF SURVEYS, IN SAID OFFICE OF THE COUNTY RECORDER;

THENCE SOUTH $33^{\circ}37'29''$ EAST, ALONG SAID PARALLEL LINE, A DISTANCE OF 168.04 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 1010.00 FEET;

THENCE SOUTHEASTERLY ALONG SAID TANGENT CURVE, THROUGH A CENTRAL ANGLE OF $03^{\circ}36'56''$, AN ARC DISTANCE OF 63.73 FEET;

THENCE SOUTH $30^{\circ}00'33''$ EAST, A DISTANCE OF 254.35 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 2990.00 FEET;

THENCE SOUTHEASTERLY ALONG SAID TANGENT CURVE, THROUGH A CENTRAL ANGLE OF $03^{\circ}36'56''$, AN ARC DISTANCE OF 188.68 FEET TO A POINT ON A LINE THAT IS PARALLEL WITH AND 67.00 FEET NORTHEASTERLY, MEASURED AT RIGHT ANGLES, FROM THE CENTERLINE OF SAID LA SIERRA AVENUE;

THENCE SOUTH $33^{\circ}37'29''$ EAST, ALONG SAID PARALLEL LINE, A DISTANCE OF 869.24 FEET;

THENCE SOUTH $32^{\circ}51'40''$ EAST, A DISTANCE OF 300.03 FEET TO A POINT ON A LINE THAT IS PARALLEL WITH AND 63.00 FEET NORTHEASTERLY, MEASURED AT RIGHT ANGLES, FROM THE CENTERLINE OF SAID LA SIERRA AVENUE;

2004-0960874
12/03/2004 08:00A
4 of 6



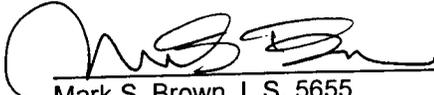
THENCE SOUTH 33°37'29" EAST, ALONG SAID PARALLEL LINE, A DISTANCE OF 94.54 FEET TO A POINT ON THE SOUTHEASTERLY LINE OF SAID LOT 12;

THENCE SOUTH 56°37'45" WEST, ALONG SAID SOUTHEASTERLY LINE OF LOT 12, A DISTANCE OF 23.00 FEET THE SOUTHWESTERLY CORNER OF SAID LOT 12;

THENCE NORTH 33°37'29" WEST, ALONG THE SOUTHWESTERLY LINES OF SAID LOTS 12, 5, 23 THROUGH 26, INCLUSIVE AND 1, A DISTANCE OF 1984.23 FEET TO THE POINT OF BEGINNING;

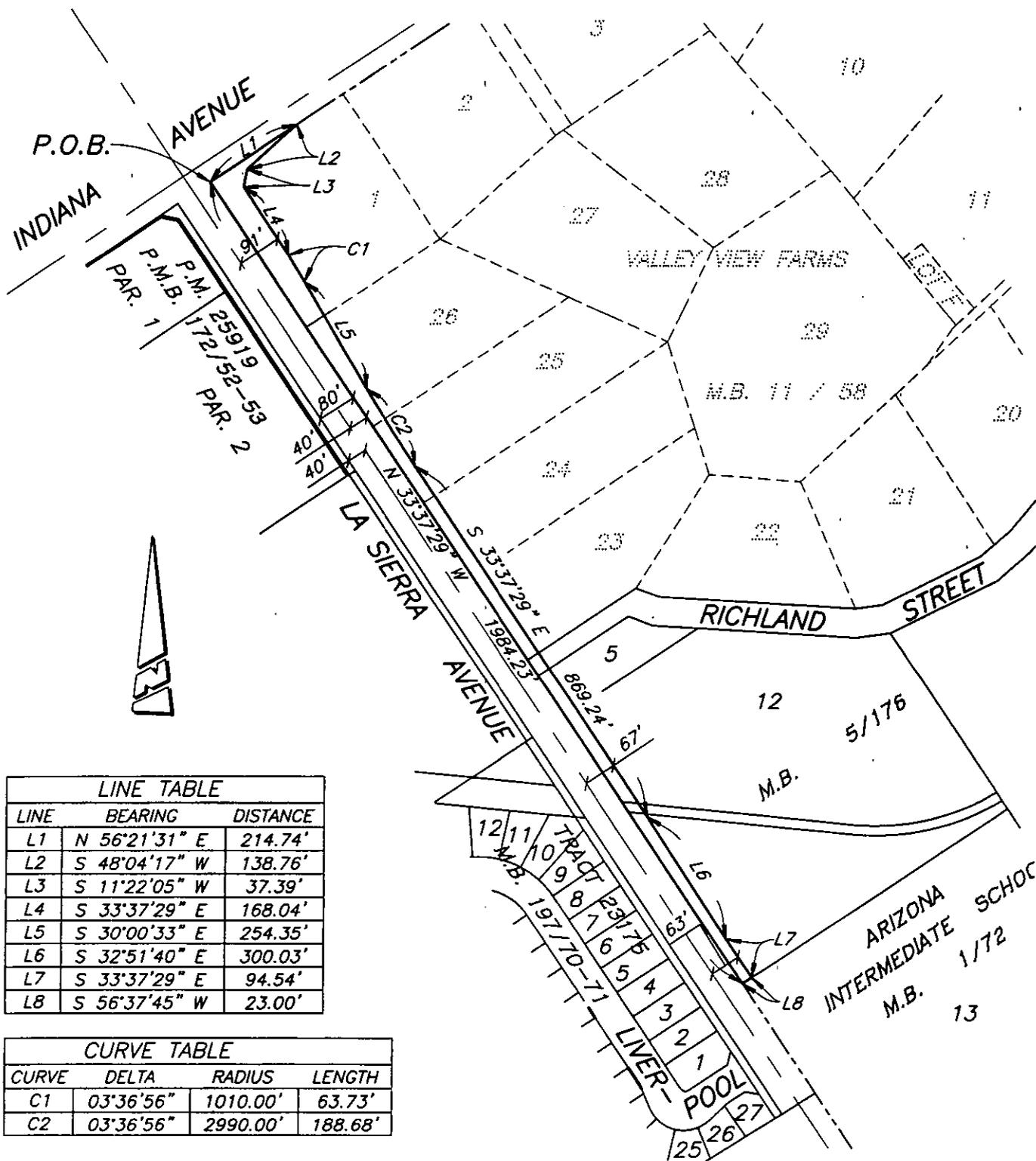
This description was prepared by me or under my direction in conformance with the requirements of the Land Surveyors Act.



 9/20/04 Prep. 
Mark S. Brown, L.S. 5655 Date
License Expires 9/30/05

2004-0908874
12/03/2004 08:00H
5 of 6





LINE TABLE		
LINE	BEARING	DISTANCE
L1	N 56°21'31" E	214.74'
L2	S 48°04'17" W	138.76'
L3	S 11°22'05" W	37.39'
L4	S 33°37'29" E	168.04'
L5	S 30°00'33" E	254.35'
L6	S 32°51'40" E	300.03'
L7	S 33°37'29" E	94.54'
L8	S 56°37'45" W	23.00'

CURVE TABLE			
CURVE	DELTA	RADIUS	LENGTH
C1	03°36'56"	1010.00'	63.73'
C2	03°36'56"	2990.00'	188.68'

● CITY OF RIVERSIDE, CALIFORNIA ●

79-6
79-8
80-7

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"=300'

DRAWN BY: RL DATE: 09/17/04

SUBJECT: LA SIERRA AVENUE WIDENING



2004-0960874
12/03/2004 08:00A
6 of 6

15407