



COMMONWEALTH LAND TITLE CO.

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)

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FOR RECORDER'S OFFICE USE ONLY

3-25-05

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CM

Project: Park Replacement Property
Van Buren Blvd. & Dufferin Ave.
A.P.N. 239-160-005, 006, 007, & 009

D - 15460

2103680-7

DTT: ϕ
TRA 1009

GRANT DEED

HONG JYI LIN, a married man as his sole and separate property, as to an undivided 49% interest, and MEI CHI LIN, a married woman as her sole and separate property, as to an undivided 51% interest, as tenants in common, as Grantors, FOR VALUABLE

CONSIDERATION, receipt of which is hereby acknowledged, do hereby grant to the CITY OF RIVERSIDE, a municipal corporation of the State of California, as Grantee, its successors and assigns, the 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.

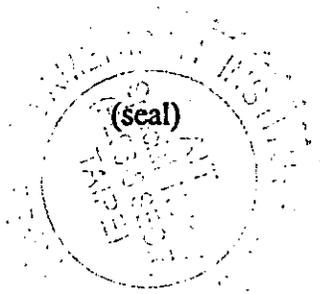
Certificate of Acknowledgement of Execution of an Instrument

Taiwan)
City of Taipei)
American Institute in) ss:
Taiwan, Taipei Office)

I certify that on this day of March 10, 2005, before me, Brian J. Fouss,
Special Notary (PL96-8) of the Consular Section, American Institute in Taiwan,
personally appeared Lin, Hong-jyi; Lin Huang, Kuei-hsiang; Lin, Mei-chi Ivy
and Lin, Chun-hsiung Grant ---

prove to me to be the person/s described in and who executed the annexed instrument,
and acknowledged to me that he/she/they executed the same freely and voluntarily.
This document executed without Exhibit "A".

IN WITNESS WHEREOF I have
hereunto set my hand and affixed
the official seal the day and year
last above written.



B. J. Fouss
Brian J. Fouss
Special Notary (PL96-8) of the
Consular Section
American Institute in Taiwan
Taipei office

**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 3-22-05

CITY OF RIVERSIDE

By 

**APPROVED AS TO FORM
CITY ATTORNEY'S OFFICE**

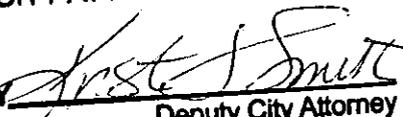
BY 
Deputy City Attorney

Exhibit "A"

All that certain real property situated in the County of Riverside, State of California, described as follows:

PARCEL 1:

Those portions of Lots 3 and 4, in Block 24 of Arlington Heights, in the City of Riverside, County of Riverside, State of California, as per map recorded in Book 11, Pages 20 and 21 of Maps, records of San Bernardino County, California, described as follows:

BEGINNING at a point on the Northwest line of said Lot 4, North 56°00'00" East, 426.91 feet, thereon from the most Westerly corner of said Lot 4;

Thence South 34°00'00" East, 652.00 feet to the Southeast line of said Lot 4;

Thence South 56°00'00" West, on said Southeast line and the Southeast line of said Lot 3 to the intersection of a line parallel with and distant 66.00 feet Northeasterly, as measured at right angles, from the center line of Van Buren Boulevard, said parallel line also being the Northeast line of the Southwest 26.00 feet of said Lot 3;

Thence North 34°00'00" West, 212.29 feet;

Thence North 56°00'00" East, 147.33 feet;

Thence North 34°00'00" West, 140.00 feet;

Thence South 56°00'00" West, 147.33 feet;

Thence North 34°00'00" West, 300.00 feet to the Northwest line of said Lot 3;

Thence North 56°00'00" East, on said Northwest line and the Northwest line of said Lot 4 to the POINT OF BEGINNING.

EXCEPTING THEREFROM that portion of said land conveyed to the City of Riverside and more particularly described and set forth in that certain document recorded May 15, 1972 as Instrument No. 62914, of Official Records.

PARCEL 2:

CLTA Guarantee Form No. 1 Litigation
Guarantee (Rev 12-16-93)

Exhibit "A" Continued

That portion of Lot 4 in Block 24 of Arlington Heights, in the City of Riverside, County of Riverside, State of California, as per map recorded in Book 11, Pages 20 and 21 of Maps, Records of San Bernardino County, California, described as follows:

Beginning at the most Southerly corner of said Lot 4;

Thence North 56°00'00" East, 426.91 feet to the Southeast corner of that certain parcel conveyed to the Riverside Savings Bank & Trust Company by deed recorded in Book 201 Page 304 of Deeds, records of Riverside County, California, and the TRUE POINT OF BEGINNING;

Thence continuing North 56°00'00" West, 6 feet;

Thence North 34°00'00" West, 652 feet;

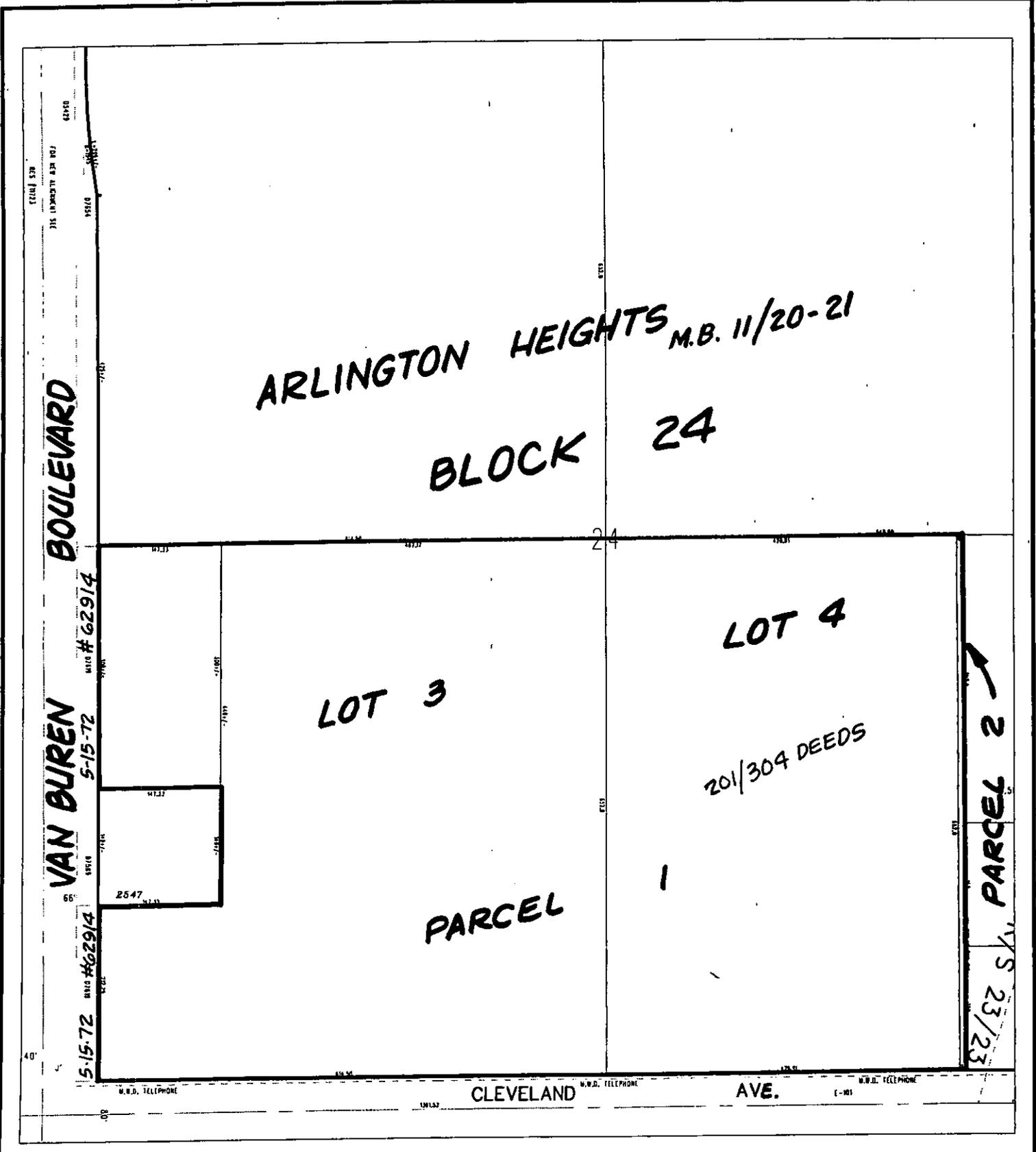
Thence South 56°00'00" West, 6 feet to the Northwest corner of said parcel conveyed to said Riverside Savings Bank & Trust Company;

Thence South 34°00'00" East, 652 feet to the True Point of Beginning.

Assessor's Parcel Number: 239-160-006
239-160-007
239-160-009
239-160-005

DESCRIPTION APPROVAL 8/13/2004
[Signature]
SURVEYOR, CITY OF RIVERSIDE by *[Signature]*





◆ CITY OF RIVERSIDE, CALIFORNIA ◆

81-4,6
82-3

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" = 160'

Drawn by: skn

Date: 02/28/05

Subject: PARK REPLACEMENT PROJECT - LIN

15460