

When recorded mail to:

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

DOC # 2005-0321584

04/25/2005 08:00A Fee:NC

Page 1 of 6

Recorded in Official Records
County of Riverside

Larry W. Ward

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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FOR RECORDER'S OFFICE USE ONLY

Project: LL-015-023

A.P.N. 154-321-021

D - 15478



OFFER OF DEDICATION

On this 26th day of March, 2005, **SOLIMAN F. HANNA**, a married man as his sole and separate property, as to an undivided 46% interest, **RAMZY F. HANNA**, a married man as his sole and separate property, as to an undivided 29% interest, and **BASEM R. GATAS**, an unmarried man, who acquired title as a married man as his sole and separate property, as to an undivided 25 % interest, do 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.

Dated 3-26-05

~~SOLIMAN F. HANNA~~
SOLIMAN F. HANNA

I am the spouse of Soliman F. Hanna, and I hereby consent and join in granting the easement hereinabove described to the City of Riverside, a municipal corporation of the State of California, as Grantee, and I hereby release and quitclaim any community property interest that I may have in said easement to said Grantee.

Hanaad Hanna
(signature)

Hanaa I Hanna
(print name)

Dated 3-26-05

Ramzy F. Hanna
RAMZY F. HANNA

I am the spouse of Ramzy F. Hanna, and I hereby consent and join in granting the easement hereinabove described to the City of Riverside, a municipal corporation of the State of California, as Grantee, and I hereby release and quitclaim any community property interest that I may have in said easement to said Grantee.

Slwa Hanna
(signature)

Slwa Hanna
(print name)

Dated 3-26-05

Basem R. Gatas
BASEM R. GATAS





GENERAL ACKNOWLEDGEMENT

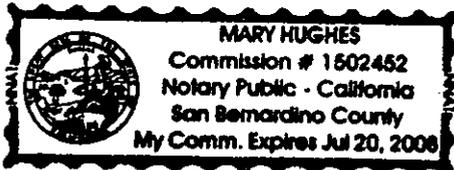
State of California

County of San Bernardino } ss

On March 26, 2005, before me Mary Hughes
(date) (name)

a Notary Public in and for said State, personally appeared
Soliman F. Hanna, Hannah I. Hanna, Ramsey F. Hanna,
Salwa Hanna, Name(s) of Signer(s) Basem R. Gitas

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.

Mary Hughes
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:

CONSENT TO IRREVOCABLE OFFER OF DEDICATION (Government Code Section 7050)

The City of Riverside, a municipal corporation, hereby consents through the undersigned officer to the hereinabove irrevocable offer of dedication, provided, however, this consent does not constitute acceptance of said offer of dedication at this time, but said City, through its City Council, reserves all rights to accept said offer at any time hereafter. This is to certify that the undersigned officer hereby consents on behalf of the City Council of said City to recordation of this instrument pursuant to the authority conferred by Resolution No. 20534 adopted September 23, 2003.

Dated 4/4/05

CITY OF RIVERSIDE

APPROVED AS TO FORM
CITY ATTORNEY'S OFFICE

By Mel Gutierrez
Administrative Services Manager

EXHIBIT "A"

That portion of Lot 17 in Block 24 of La Granada, as shown by map on file in Book 12, Pages 42 through 51 of Maps, records of Riverside County, California, described as follows:

Commencing at the Southwest corner of said Lot 17;

THENCE South 87°49'30" East, along the southerly line of said Lot 17, a distance of 225.00 feet to the easterly line of that certain parcel of land described in deed to the County of Riverside by document recorded June 28, 1961 as Instrument No. 55254 of Official Records of said Riverside County;

THENCE North 04°38'30" East, parallel with the easterly line of said Lot 17, a distance of 14.01 feet to a line parallel with and distant 44.00 feet northerly, as measured at right angles, from the centerline of Arlington Avenue, as shown by Record of Survey on file in Book 33, Pages 81 through 90 of Record of Surveys, records of said Riverside County, and the Point of Beginning of the parcel of land being described;

THENCE North 04°38'30" East, parallel with the easterly line of said Lot 17, a distance of 11.01 feet to a line that is parallel with and distant 55.00 feet northerly, as measured at right angles, from said centerline of Arlington Avenue;

THENCE North 87°49'30" West, along said parallel, a distance of 215.00 feet to the beginning of a tangent curve concaving northeasterly and having a radius of 25 feet;

THENCE northwesterly along said curve through a central angle of 62°22' 00" an arc length of 27.21 feet to a line that is parallel with and distant 33.00 feet northeasterly, as measured at right angles, from the centerline of Jones Avenue as shown by said Record of Survey;

THENCE South 25°27' 30" East, along said parallel line, a distance of 12.42 feet to the beginning of a tangent curve concaving northeasterly and having a radius of 25 feet;

THENCE southeasterly along said curve through a central angle of 62°22' 00" an arc length of 27.21 feet to said line parallel with and distant 44.00 feet northerly, as measured at right angles, from the centerline of Arlington Avenue;

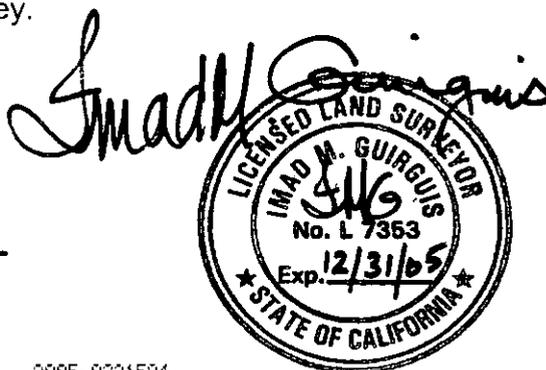
THENCE South 87° 49'30" East along said parallel line a distance of 208.77 feet to the Point of Beginning; the preceding three courses being along the northerly boundary of Parcel 1 of said Record of Survey.

DESCRIPTION APPROVAL:

BY: *K. Brown*

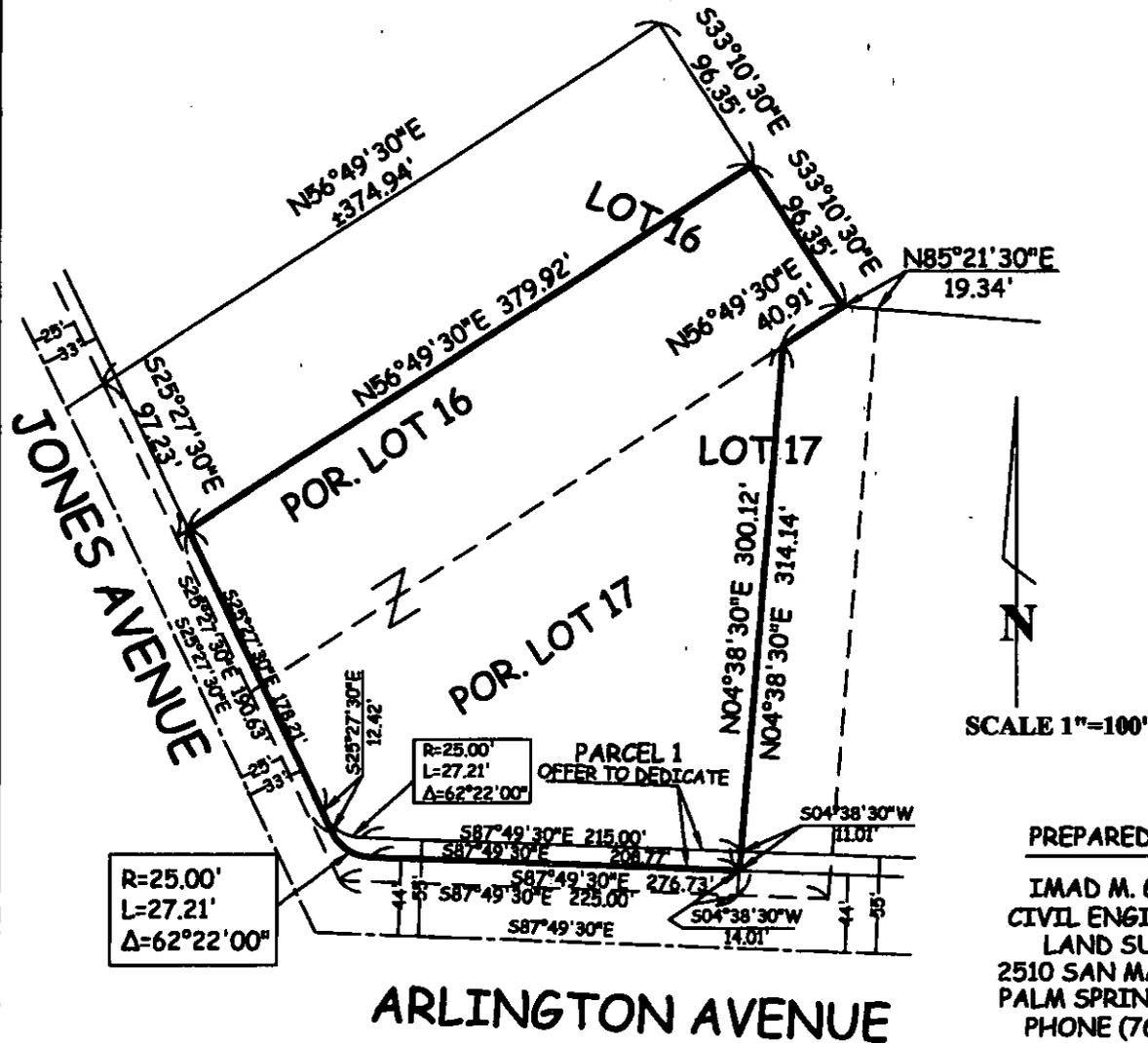
DATE

FOR: MARK S. BROWN
CITY SURVEYOR



OFFER TO DEDICATE

PORTIONS OF LOT 16 & 17 OF BLOCK 24 LA GRANADA TRACT MAP
 IN BOOK 12 PAGES 42 TO 51, RECORDS OF RIVERSIDE COUNTY
 IN THE CITY OF RIVERSIDE, STATE OF CALIFORNIA



2005-0321584
 04/25/2005 08:00A
 5 of 6



SCALE 1"=100'

PREPARED BY:

IMAD M. GUIRGUIS
 CIVIL ENGINEERING &
 LAND SURVEYING
 2510 SAN MATEO CIRCLE
 PALM SPRINGS CA. 92264
 PHONE (760) 275-0461

CITY OF RIVERSIDE, CALIFORNIA

49.3

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.

SHEET 1 OF 1

Scale: 1" = 100'

Drawn By: IMG

Date: 02/22/2005

SUBJECT: OFFER TO DEDICATE

15470



LARRY W. WARD
COUNTY OF RIVERSIDE
ASSESSOR-COUNTY CLERK-RECORDER

Recorder
P.O. Box 751
Riverside, CA 92502-0751
(951) 486-7000

<http://riverside.asrcclrec.com>

NOTARY CLARITY

Under the provisions of Government Code 27361.7, I certify under the penalty of perjury that the notary seal on the document to which this statement is attached reads as follows:

Name of Notary: MARY HUGHES

Commission #: 15 02 45 2

Place of Execution: San Bernardino CA

Date Commission Expires: July 20 2008

Date: April 25, 2005

Signature: Ken Strait

Print Name: Ken Strait

