

Recording requested by
First American Title Company
Riverside Resale

DOC 2008-0382163

07/11/2008 08:00A Fee:NC

Page 1 of 9

Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder



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 Redevelopment Agency of
the City of Riverside and is entitled
to be recorded without fee
(Government Code §6103)

3102628-04

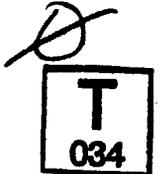
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Project: Five Points Land Assembly
APNS: 146-162-031, 040, 041 & 042
Addresses: 4950, 4952 and 4966 La Sierra Ave.

TRA.: 009-175

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16245



DTT.: \$ RNT 11922 **GRANT DEED**

AMIN NAMINI AND NAFISEH NAMINI, Grantors, FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do hereby grant to THE REDEVELOPMENT AGENCY OF THE CITY OF RIVERSIDE, CALIFORNIA, a public body corporate and politic, as Grantee, its successors and assigns, the real property as described in Exhibits "A & B" attached hereto and incorporated herein by this reference, located in the City of Riverside, County of Riverside, State of California.

Dated: July 8, 2008

By:
Amin Namini

By:
Nafiseh Namini

ACKNOWLEDGEMENT

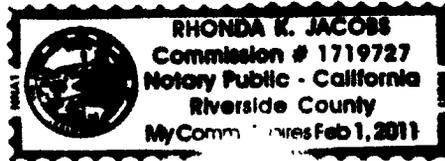
STATE OF CALIFORNIA)
)ss
COUNTY OF RIVERSIDE)

On July 8, 2008, before me, Rhonda K Jacobs, Notary Public, personally appeared Amin Namini & Nafiseh Namini who 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.

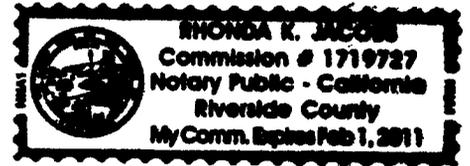
I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Rhonda K Jacobs
Notary Signature



CERTIFICATE OF ACCEPTANCE
(Government Code Section §27281)



THIS IS TO CERTIFY that the interest in real property conveyed by the within instrument to The Redevelopment Agency of the City of Riverside, California, a public body, corporate and politic, is hereby accepted by the undersigned officer on behalf said Agency pursuant to authority conferred by Resolution No. 775 of said Agency adopted September 6, 2005, and the grantee consents to recordation thereof by its duly authorized officer.

Dated: 7/10/08

REDEVELOPMENT AGENCY OF
THE CITY OF RIVERSIDE

By: Rehman
Real Property Manager

APPROVED AS TO FORM
CITY ATTORNEY'S OFFICE

BY R. Magu
Deputy City Attorney

EXHIBIT "A"

APN: 146-162-031
FEE SIMPLE INTEREST

That certain real property in the City of Riverside, County of Riverside, State of California described as follows:

PARCEL 1

All that portion of Lot 3 in Block 60 of Tract No. 2 of La Sierra Heights, as shown by map on file in Book 7 of Maps at Page 66 thereof, Records of Riverside County, California, described as follows:

BEGINNING at a point on the Northwestern line of said Lot 3, distant thereon 130.00 feet Southwesterly from the Northeasterly corner of said Lot 3; said point also being the most Westerly corner of that certain parcel of land described in deed to E. C. Cushman, et al., by document recorded June 23, 1945, in Book 684, Page 348, et seq., Official Records of said Riverside County;

Thence Southwesterly along said Northwestern line of Lot 3, a distance of 60.00 feet to a point in the Northwestern boundary of Parcel 4 of those certain parcels of land described in deed to Amin Namini, et ux., by document recorded May 16, 2005, as Document No. 2005-0385154, Official Records of said Riverside County, distant thereon 41.93 feet Northeasterly from the most Westerly corner of said Parcel 4;

Thence Southeasterly along said Northwestern boundary, a distance of 50.00 feet to the Southwesterly prolongation of the Southeasterly line of said parcel of land described in deed to E. C. Cushman, et al.;

Thence Northeasterly along said Southwesterly prolongation of the Southeasterly line of said parcel of land described in deed to E. C. Cushman, et al., and along said Northwestern boundary of Parcel 4, a distance of 60.00 feet to the most Southerly corner of said parcel of land described in deed to E. C. Cushman, et al.;

Thence Northwesternly along the Southwesterly line of said parcel of land described in deed to E. C. Cushman, et al., a distance of 50.00 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.


Mark S. Brown, L.S. 5655
License Expires 9/30/09

6/16/08 Date
Prep. E.V.



Exhibit "B"

FIVE POINTS

APN: 146-162-040, 041 & 042

FEE SIMPLE INTEREST

That certain real property in the City of Riverside, County of Riverside, State of California described as follows:

Parcel 2

That portion of Lot 3 in Block 60 of Tract No. 2 of La Sierra Heights, as shown by map on file in Book 7 of Maps at Page 66 thereof, Records of Riverside County, California, described as follows:

Beginning at a point on the Northeasterly line of said Lot 3, a distance of 504.41 feet Northwesterly from the most Easterly corner of Lot 1 in said Block 60;

Thence S.62°02'00"W., a distance of 130.00 feet;

Thence Southeasterly and parallel with the Northeasterly line of said Lot 3, a distance of 50.00 feet;

Thence N.62°02'00"E., a distance of 130.00 feet to the Northeasterly line of said Lot 3;

Thence Northwesterly on said Northeasterly line 50.00 feet to the point of beginning.

EXCEPTING THEREFROM that certain parcel of land described to the City of Riverside by deed recorded April 25, 1984 as Instrument No. 85594, Official Records of Riverside County, California.

The above described parcel of land contains 0.138 acres, more or less.

Parcel 3

That portion of Lot 3 in Block 60 of Tract No. 2 of La Sierra Heights, as shown by map on file in Book 7 of Maps at Page 66 thereof, Records of Riverside County, California, described as follows:

Beginning at a point on the Northeasterly line of said Lot 3, S.27°04'00"E., a distance of 173.00 feet from the most Northerly corner of said Lot 3;

Thence S.62°02'00"W., a distance of 230.10 feet, more or less to the Northeasterly line of that certain parcel of land conveyed to W.G. Netherly by deed recorded September 24, 1923 in Book 590, Page 353 of Deeds, Records of Riverside County, California;

Thence S.27°25'00"E. along said Northeasterly line of said Parcel, a distance of 126.40 feet to the Northwesterly corner of that certain parcel of land conveyed to Jay J. Netherly, by deed recorded April 1, 1924 in Book 603, Page 65 of Deeds, Records of Riverside County, California;

Thence N.62°02'00"E. along the Northerly line of said Parcel, a distance of 230.10 feet to the Northeasterly line of said Lot;

Thence N.27°04'00"W. along the Northeasterly line of said Lot, a distance of 126.40 feet to the point of beginning.

EXCEPTING THEREFROM that certain parcel of land described to the City of Riverside by deed recorded April 25, 1984 as Instrument No. 85594, Official Records of Riverside County, California.

The above described parcel of land contains 0.638 acres, more or less.

Parcel 4

That portion of Lot 3 in Block 60 of Tract No. 2 of La Sierra Heights, as shown by map on file in Book 7 of Maps at Page 66 thereof, Records of Riverside County, California, described as follows:

Beginning at a point on the Northeasterly line of said Lot 3, S.27°04'00"E., a distance of 50.00 feet from the most Northerly corner of said Lot 3;

Thence S.27°04'00"E. along said Northeasterly line, a distance of 123.00 feet;

Thence S.62°02'00"W., a distance of 230.10 feet, more or less to the Northeasterly line of that certain parcel of land conveyed to W.G. Netherly by deed recorded September 24, 1923 in Book 590, Page 353 of Deeds, Records of Riverside County, California;

Thence N.27°25'00"W. along said Northeasterly line, a distance of 173.00 feet to the Northwesterly line of said Lot 3;

Thence N.62°02'30"E. along said Northwesterly line, a distance of 41.93 feet;

Thence S.27°04'00"E., a distance of 50.00 feet;

Thence N.62°02'30"E., a distance of 190.00 feet to the point of beginning.

EXCEPTING THEREFROM that certain parcel of land described to the City of Riverside by deed recorded April 25, 1984 as Instrument No. 85595, Official Records of Riverside County, California.

The above described parcel of land contains 0.670 acres, more or less.

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



Mark S. Brown, L.S. 5655
License Expires 9/30/09

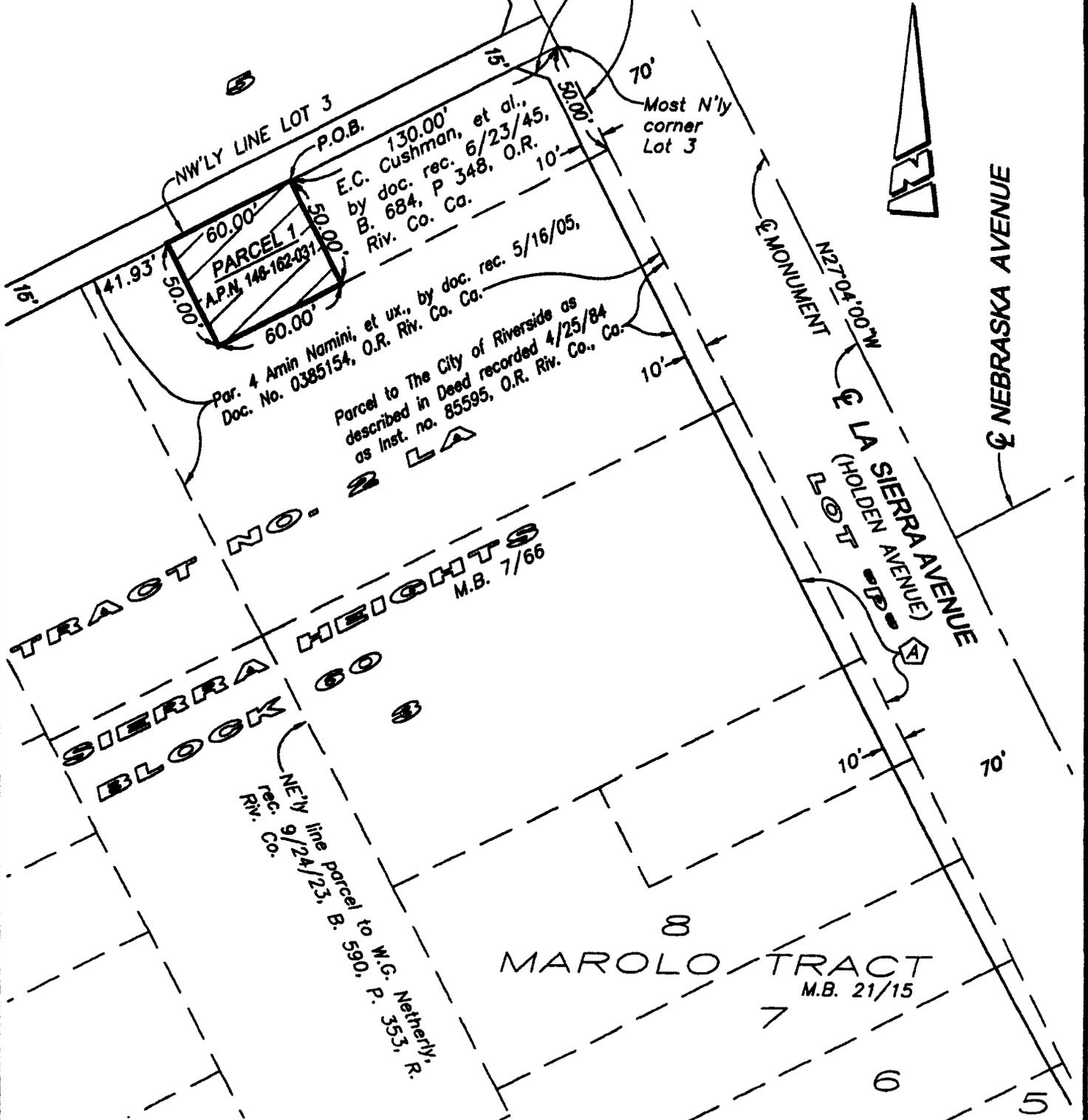
6/11/08
Date

Prep. E.V.



Parcel to The City of Riverside as described in Deed recorded 4/25/84 as Inst. no. 85594, O.R. Riv. Co., Ca.

Parcel to The City of Riverside as described in Deed recorded 3/9/78 as Inst. no. 44702, O.R. Riv. Co., Ca.



• 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

SCALE: 1"=60'

DRAWN BY: EV

DATE: 6/16/08

SUBJECT: FIVE POINTS PROJECT - NAMINI

16245

