

ORIGINAL

Recording requested by the  
THE CITY OF RIVERSIDE  
when recorded return to:

BEST BEST & KRIEGER LLP  
400 Mission Square  
3750 University Avenue  
P.O. Box 1028  
Riverside, CA 92502  
Attention: **Lisa E. Dunham**

DOC # 2010-0369796

08/06/2010 08:00A Fee:NC

Page 1 of 6

Recorded in Official Records  
County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder



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*This document is recorded at the request of the CITY OF RIVERSIDE pursuant to Section 27383 of the Government Code. No fee shall be charged therefore.*

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D-16493

FINAL ORDER OF CONDEMNATION

THE CITY OF RIVERSIDE

v.

DANIEL KWANGWOK KIM, et al.

Riverside Superior Court. Case No. RIC 437554

(Assessor Parcel No. 191-311-024 Only)

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GREG PRIAMOS, Bar No. 136766  
HERIBERTO F. DIAZ, Bar No. 132821  
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EXEMPT FROM FILING FEES PURSUANT TO  
GOVERNMENT CODE SECTION 6103

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**FILED**  
SUPERIOR COURT OF CALIFORNIA  
COUNTY OF RIVERSIDE  
JUL 22 2010  
*[Signature]*

REC  
JUL 22 2010  
R

Attorneys for Plaintiff  
CITY OF RIVERSIDE

SUPERIOR COURT OF THE STATE OF CALIFORNIA  
COUNTY OF RIVERSIDE

LAW OFFICES OF  
BEST BEST & KRIEGER LLP  
3750 UNIVERSITY AVENUE  
P.O. BOX 1028  
RIVERSIDE, CALIFORNIA 92502

CITY OF RIVERSIDE, a California  
charter city and municipal corporation,

Case No. RIC 437554

Plaintiff,

FINAL ORDER OF CONDEMNATION AS TO  
THE INTERESTS OF DEFENDANTS KAISER  
FOUNDATION HEALTH PLAN, INC. AND  
COUNTY OF RIVERSIDE TAX COLLECTOR  
AS TO APN 191-311-024 ONLY

v.

DANIEL KWANGOK KIM, et al.

Defendants.

[Filed Concurrently With:

1. Application by Plaintiff City of Riverside for Default Judgment in Condemnation;
2. Default Judgment by Court
3. Request for Judicial Notice; and
4. Declaration of Mark A. Easter.

Complaint Filed: September 21, 2005

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FINAL ORDER OF CONDEMNATION AS TO THE INTERESTS OF DEFENDANT KAISER FOUNDATION  
HEALTH PLAN, INC. AND COUNTY OF RIVERSIDE TAX COLLECTOR AS TO APN 191-311-024 ONLY

16493

LAW OFFICES OF  
BEST BEST & KRIEGER LLP  
3750 UNIVERSITY AVENUE  
P.O. BOX 1028  
RIVERSIDE, CALIFORNIA 92502

1 FINAL ORDER OF CONDEMNATION

2  
3 Default Judgment by Court in Condemnation having been entered in the above-entitled  
4 action, and it appearing to the satisfaction of the Court that Plaintiff, City of Riverside ("City"),  
5 pursuant to said judgment, has left on deposit with the State of California, Condemnation Fund,  
6 the total sum of \$28,880.00 as just compensation and payment for all claims or demands against  
7 the City by Defendant Kaiser Foundation Health Plan, Inc. ("Kaiser"), for the taking of  
8 permanent and temporary construction easement interests in portions of certain real property  
9 described in the City's Complaint bearing Assessor Parcel Number 191-311-024, ("Property") as  
10 designated in Exhibit "A" attached;

11 IT IS HEREBY ORDERED, ADJUDGED AND DECREED that the Property is  
12 condemned to the City for the widening and improvement of Van Buren Boulevard from Garfield  
13 Street to Andrew Street, and for related and incidental improvements ("Project") and for such  
14 other uses as are permitted by sections 37350.5, 39792 and 40404 of the California Government  
15 Code. Title to that portion of Property acquired in fee shall vest in the City on the date that a  
16 certified copy of this Final Order of Condemnation is recorded in the office of the Recorder of  
17 Riverside County, California.

18 IT IS HEREBY ORDERED, ADJUDGED AND DECREED that all liens, charges,  
19 conditions, and restrictions on the Property are extinguished, including without limitation all real  
20 property taxes, assessments, penalties and costs from and after February 8, 2006, the date that the  
21 City was entitled to and did take possession of the Property.

22  
23 DATED: 7/21/10

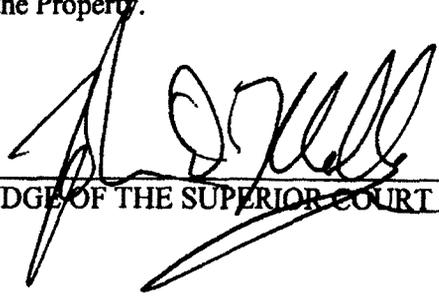
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25 \_\_\_\_\_  
26 JUDGE OF THE SUPERIOR COURT  
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EXHIBIT "A"

PARCEL 204  
A.P.N. 191-311-024

*Parcel 204 A – Public Street Easement*

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

That portion of Lot 41 in Block 12 of the Village of Arlington, as shown by map on file in Book 1, Page 62 of Maps, records of San Bernardino County, California, described as follows:

BEGINNING at the intersection of the southeasterly line of Parcel 1 of Record of Survey on file in Book 23, Page 96 of Record of Surveys, records of Riverside County, California, with a line that is parallel with and distant 60.00 feet northeasterly, as measured at right angles, from the centerline of Van Buren Boulevard as shown by said Record of Survey;

THENCE North  $56^{\circ}23'44''$  East, along said southeasterly line of Parcel 1, a distance of 8.64 feet;

THENCE North  $35^{\circ}38'19''$  West, a distance of 208.51 feet to the beginning of a tangent curve concaving northeasterly and having a radius of 3961 feet;

THENCE northwesterly to the right along said curve through a central angle of  $0^{\circ}23'20''$  an arc length of 26.88 feet to the northwesterly line of said Parcel 1;

THENCE South  $56^{\circ}19'33''$  West, along said northwesterly line, a distance of 0.55 of a foot to said line that is parallel with and distant 60.00 feet northwesterly from the centerline of Van Buren Boulevard;

THENCE South  $33^{\circ}38'46''$  West, along said parallel line, a distance of 235.24 feet to the POINT OF BEGINNING.

Area – 1,072 square feet.

*Parcel 204 B – Temporary Construction Easement*

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

That portion of Lot 41 in Block 12 of the Village of Arlington, as shown by map on file in Book 1, Page 62 of Maps, records of San Bernardino County, California, described as follows:

COMMENCING at the intersection of the southeasterly line of Parcel 1 of Record of Survey on file in Book 23, Page 96 of Record of Surveys, records of Riverside County, California, with a line that is parallel with and distant 60.00 feet northeasterly, as measured at right angles, from

the centerline of Van Buren Boulevard as shown by said Record of Survey;

THENCE North 56°23'44" East, along said southeasterly line of Parcel 1, a distance of 8.64 feet to the POINT OF BEGINNING of the parcel of land being described;

THENCE North 35°38'19" West, a distance of 208.51 feet to the beginning of a tangent curve concaving northeasterly and having a radius of 3961 feet;

THENCE northwesterly to the right along said curve through a central angle of 0°23'20" an arc length of 26.88 feet to the northwesterly line of said Parcel 1;

THENCE North 56°19'33" East, along said northwesterly line, a distance of 19.45 feet to a line that is parallel with and distant 80.00 feet northeasterly, as measured at right angles, from said centerline of Van Buren Boulevard;

THENCE South 33°38'46" East, along said last mentioned parallel line, a distance of 235.26 feet to said southeasterly line of Parcel 1;

THENCE South 56°23'44" West, along said southeasterly line of Parcel 1, a distance of 11.36 feet to the POINT OF BEGINNING

Area – 3,633 square feet.

*Parcel 204 C – Temporary Construction Easement (1 Month)*

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

That portion of Lot 41 in Block 12 of the Village of Arlington, as shown by map on file in Book 1, Page 62 of Maps, records of San Bernardino County, California, described as follows:

COMMENCING at the intersection of the northwesterly line of Parcel 1 of Record of Survey on file in Book 23, Page 96 of Record of Surveys, records of Riverside County, California, with a line that is parallel with and distant 60.00 feet northeasterly, as measured at right angles, from the centerline of Van Buren Boulevard as shown by said Record of Survey;

THENCE North 56°19'33" East, along said northwesterly 20.00 feet to a line that is parallel with and distant 80.00 feet northeasterly, as measured at right angles, from the centerline said of Van Buren Boulevard and the POINT OF BEGINNING of the parcel of land being described;

THENCE South 33°38'46" East, along said last mentioned parallel line, a distance of 195.26 feet;

THENCE North 56°23'43" East, a distance of 40.00 feet;

THENCE North 33°38'46" West, a distance of 150.31 feet;

THENCE South 56°19'33" West, a distance of 25.00 feet;

THENCE North 33°38'46" West, a distance of 45.00 feet to said northwesterly line of Parcel 1;

THENCE South 56°19'33" West, along said northwesterly line, a distance of 15.00 feet to the POINT OF BEGINNING.

Area – 6,687 square feet.

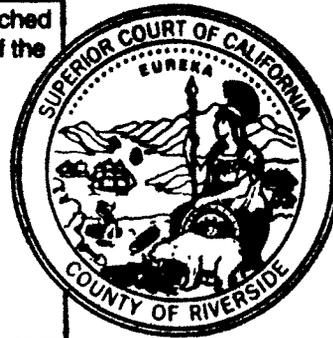
This description was prepared by me or under my direction in conformance with the requirements of the Land Surveyors Act.



*MSB* 7/11/05 Prep. *MSB*  
Mark S. Brown, L.S. 5655 Date  
License Expires 9/30/05

5 pages This must be in red to be a "CERTIFIED COPY"

Each document to which this certificate is attached is certified to be a full, true and correct copy of the original on file and of record in my office.  
Superior Court of California  
County of Riverside  
By K. Deedman  
DEPUTY  
Dated: 8/5/2010



Certification must be in red to be a "CERTIFIED COPY"

LAW OFFICES OF  
BEST BEST & KRIEGER LLP  
3750 UNIVERSITY AVENUE  
P O BOX 1028  
RIVERSIDE, CALIFORNIA 92502

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8 Telecopier: (951) 826-5540

9 MARK A. EASTER, Bar No. 143435  
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11 3750 University Avenue  
12 P.O. Box 1028  
13 Riverside, California 92502  
14 Telephone: (951) 686-1450  
15 Telecopier: (951) 686-3083

16 Attorneys for Plaintiff  
17 CITY OF RIVERSIDE

18 SUPERIOR COURT OF THE STATE OF CALIFORNIA  
19 COUNTY OF RIVERSIDE

20 CITY OF RIVERSIDE, a California  
21 charter city and municipal corporation,

22 Plaintiff,

23 v.

24 DANIEL KWANGOK KIM, et al.

25 Defendants.

Case No. RIC 437554

DEFAULT JUDGMENT IN CONDEMNATION  
AS TO THE INTERESTS OF DEFENDANTS  
KAISER FOUNDATION HEALTH PLAN,  
INC. AND COUNTY OF RIVERSIDE TAX  
COLLECTOR AS TO APN 191-311-024 ONLY

[Filed Concurrently With:

- 1. Application by Plaintiff City of Riverside for Default Judgment in Condemnation;
- 2. Request for Judicial Notice;
- 3. Declaration of Mark A. Easter; and
- 4. Final Order of Condemnation.]

Complaint Filed: September 21, 2005

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DEFAULT JUDGMENT IN CONDEMNATION AS TO THE INTERESTS OF DEFENDANT KAISER FOUNDATION  
HEALTH PLAN, INC. AND COUNTY OF RIVERSIDE TAX COLLECTOR RE APN 191-311-024 ONLY

EXEMPT FROM FILING FEES PURSUANT TO  
GOVERNMENT CODE SECTION 6103

**FILED**  
SUPERIOR COURT OF CALIFORNIA  
COUNTY OF RIVERSIDE

JUL 22 2010

110493



LAW OFFICES OF  
BEST BEST & KRIEGER LLP  
3750 UNIVERSITY AVENUE  
P.O. BOX 1028  
RIVERSIDE, CALIFORNIA 92502

1 attached hereto, are hereby condemned to the City, for the use and purposes set forth in the City's  
2 Complaint.

3 IT IS FURTHER ORDERED, ADJUDGED AND DECREED that the use and purpose  
4 for which the real property is condemned is for the widening and improvement of Van Buren  
5 Boulevard from Garfield Street to Andrew Street, and for related and incidental improvements  
6 ("Project") and for such other uses as are permitted by sections 37350.5, 39792 and 40404 of the  
7 California Government Code, which are a public use authorized by law, and the taking of the  
8 Property is necessary for said use and purpose.

9 IT IS FURTHER ORDERED, ADJUDGED AND DECREED that the City's Deposit of  
10 the sum of \$28,880.00 plus any accrued interest through the date of entry of judgment, is full  
11 payment for the Property so taken and for all damages of every kind and nature suffered by  
12 Kaiser, if any, by reason of the taking of the easement interests.

13 IT IS FURTHER ORDERED, ADJUDGED AND DECREED that all liens, charges,  
14 conditions and restrictions upon the portion of the Property being acquired, including all real  
15 property taxes, assessments, penalties and costs, are hereby ordered canceled from and after  
16 February 8, 2006, the date the City was entitled to and did take possession of the Property.

17 Dated: JUL 21 2010

**John Molloy**

18 JUDGE OF THE SUPERIOR COURT  
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Area – 1,072 square feet.

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THENCE South 56°19'33" West, along said northwesterly line, a distance of 15.00 feet to the POINT OF BEGINNING.

Area – 6,687 square feet.

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

 7/11/05 Date VP Prep.  
Mark S. Brown, L.S. 5655  
License Expires 9/30/05



NOT A PART OF THE RECORDED DOCUMENT

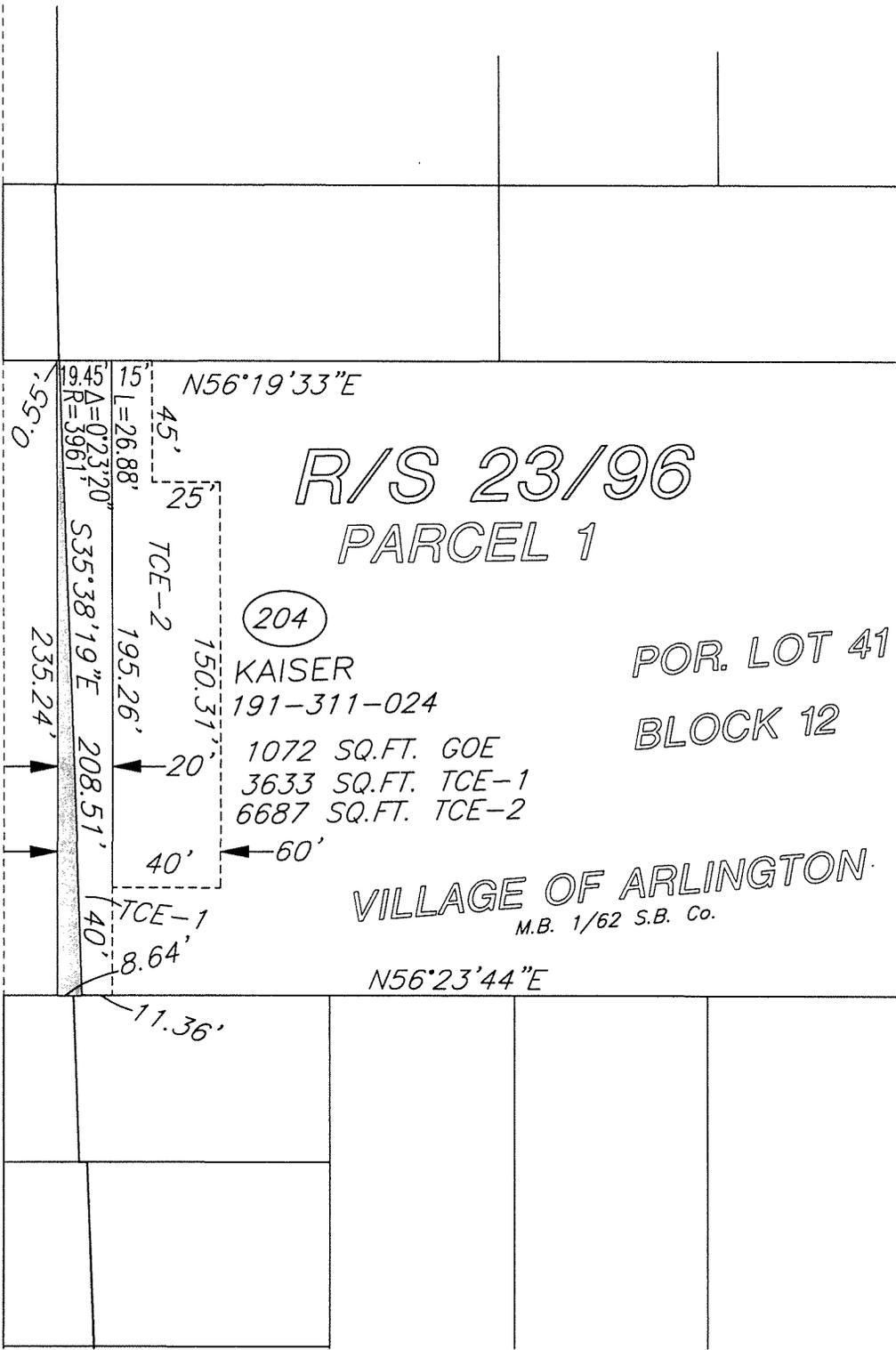
60'

TO GARFIELD ST.

40'  
700.43'

60'  
VAN BUREN BOULEVARD

N33°38'46"W



• 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

16493

SCALE: N.T.S.

DRAWN BY: Kgs DATE: 12/9/05

SUBJECT: VAN BUREN BOULEVARD WIDENING