

DOC # 2010-0428082

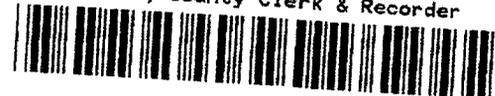
09/07/2010 08:00A Fee:NC

Page 1 of 6

Recorded in Official Records
County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder



PLEASE COMPLETE THIS INFORMATION
RECORDING REQUESTED BY:

Colleen J. Nicol, MMC

AND WHEN RECORDED MAIL TO:

City Clerk
City of Riverside
3900 Main St.
Riverside, CA 92522
FREE RECORDING-
Exempt Pursuant to
Government Code S6103

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SPACE ABOVE FOR RECORDERS USE ONLY

D-16512

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513

QUIT CLAIM DEED

Title of Document

**THIS AREA FOR
RECORDER'S
USE ONLY**

THIS PAGE ADDED TO PROVIDE ADEQUATE SPACE FOR RECORDING INFORMATION
(\$3.00 Additional Recording Fee Applies)

16512

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)

FOR RECORDER'S OFFICE USE ONLY

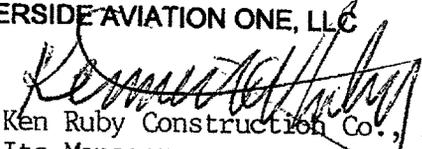
Address: 7101 Arlington Avenue, Riverside, CA 92504

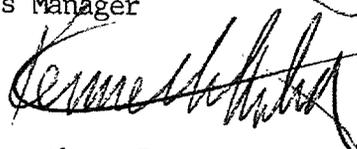
QUIT CLAIM DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
RIVERSIDE AVIATION ONE, LLC, does hereby remise, release, and forever quitclaim
to the CITY OF RIVERSIDE, a municipal corporation of the State of California, its
successors and assigns, any and all rights, title and interest which it has in a Riverside
Municipal Airport Lease dated February 1, 2006 as amended, and all rights, title and
interest in 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.

Dated July 2, 2010

RIVERSIDE AVIATION ONE, LLC


By: Ken Ruby Construction Co., Inc.
Its Manager


By: Kenneth A. Ruby
Its President



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CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

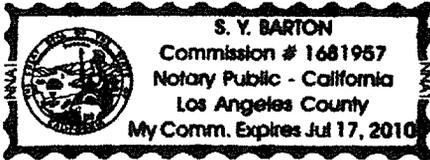
State of California

County of Los Angeles

On July 2, 2010 before me, S.Y. Barton, Notary Public
Date Here Insert Name and Title of the Officer

personally appeared Kenneth A. Ruby
Name(s) of Signer(s)

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.



Place Notary Seal Above

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.

Signature [Handwritten Signature]
Signature of Notary Public

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: Quit Claim Deed, Riverside Aviation One, LLC

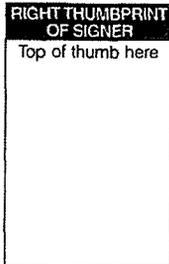
Document Date: July 2, 2010 Number of Pages: 1

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____

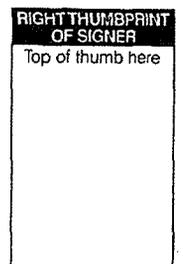
- Individual
- Corporate Officer — Title(s): _____
- Partner — Limited General
- Attorney in Fact
- Trustee
- Guardian or Conservator
- Other: _____



Signer Is Representing: _____

Signer's Name: _____

- Individual
- Corporate Officer — Title(s): _____
- Partner — Limited General
- Attorney in Fact
- Trustee
- Guardian or Conservator
- Other: _____



Signer Is 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. 21027 of said City Council adopted September 6, 2005, and the grantee consents to recordation thereof by its duly authorized officer.

Dated 7/28/10

CITY OF RIVERSIDE

By: Amelia M. Valeri

APPROVED AS TO FORM
CITY ATTORNEY'S OFFICE

BY *Richard A. [Signature]*
Deputy City Attorney



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EXHIBIT A

That portion of Parcel 2 of Parcel Map 10044, situated in the City of Riverside, County of Riverside, State of California, per plat recorded in Book 40 of Parcel Maps, page 76 and those portions of Lots 74, 75, 76, 77, 78 and Morris Street (Vacated) as shown on the McClaskey Tract, recorded in Book 10 of Maps, pages 36 and 37, records of said county, described as follows:

Beginning at the southeast corner of said Parcel 2;

Thence North $89^{\circ}42'10''$ West 811.41 feet along the south line of said Parcel 2 to the intersection thereof with the easterly line of Parcel 9, as shown on Record of Survey, recorded in Book 32, pages 48 and 49, records of said county;

Thence along said easterly line and continuing along the easterly line of Parcel 7 as shown on said Record of Survey North $02^{\circ}28'24''$ East 686.87 feet to the beginning of a curve concave southwesterly, having a radius of 484.28 feet;

Thence continuing along the easterly line of said Parcel 7, and along said curve, through a central angle of $37^{\circ}06'07''$, a distance of 313.60 feet;

Thence leaving said easterly line North $00^{\circ}17'16''$ East 130.45 feet to the beginning of a curve concave southeasterly, having a radius of 33.25 feet;

Thence northeasterly along said curve, through a central angle of $89^{\circ}06'07''$ a distance of 51.71 feet;

Thence North $89^{\circ}23'23''$ East 167.61 feet;

Thence South $04^{\circ}28'54''$ East 229.01 feet;

Thence South $87^{\circ}36'25''$ East 502.20 feet;

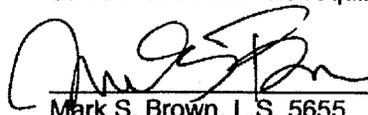
Thence South $50^{\circ}02'18''$ East 241.82 feet;

Thence South $00^{\circ}52'09''$ East 747.60 feet to the easterly prolongation of said south line of Parcel 2 of said Parcel Map 10044;

Thence along said prolongation North $89^{\circ}42'10''$ West 50.39 feet to the Point of Beginning

AREA: 796848.9 Square feet

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 9/30/11

5/14/2010
Date

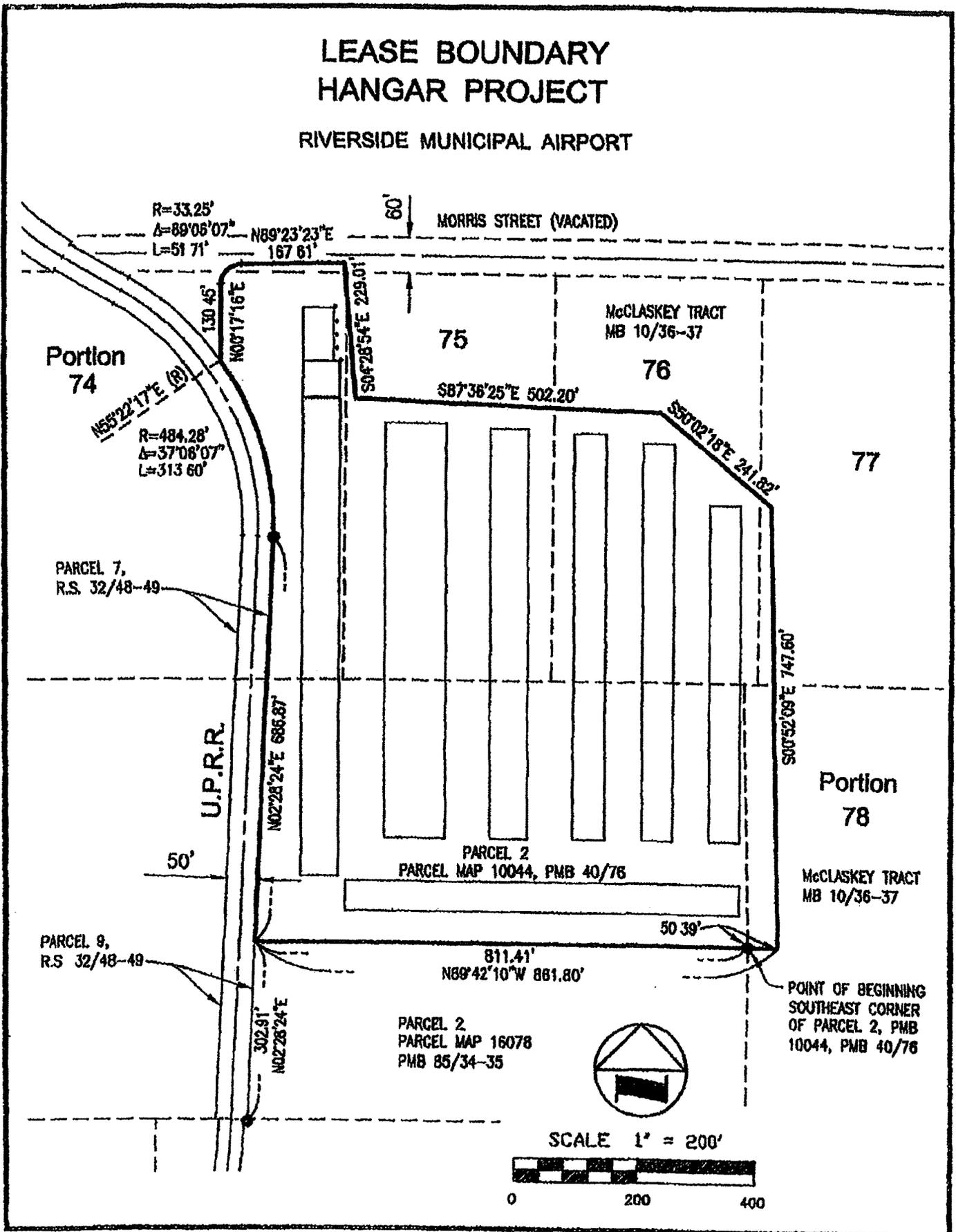
Prep. _____



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LEASE BOUNDARY HANGAR PROJECT

RIVERSIDE MUNICIPAL AIRPORT



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