

When recorded mail to:

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

DOC # 2011-0112561

03/11/2011 02:14P Fee:NC

Page 1 of 7

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

APN: 211-175-003
Address: 1971 University Avenue

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D-16558

GRANT DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, THE REDEVELOPMENT AGENCY OF THE CITY OF RIVERSIDE, CALIFORNIA, a public body corporate and politic, as Grantor, does hereby grant to THE CITY OF RIVERSIDE, a California charter city and municipal corporation, the real property as granted to the Redevelopment Agency of the City of Riverside in Instrument 2007-0108265, recorded on 02/15/2007, located in the City of Riverside, County of Riverside, State of California.

Dated: March 1, 2011

THE REDEVELOPMENT AGENCY OF THE CITY OF RIVERSIDE, a public body corporate and politic

APPROVED AS TO FORM:

AGENCY GENERAL COUNSEL

By:
Belinda J. Graham, Assistant City Manager
for Bradley J. Hudson, Executive Director

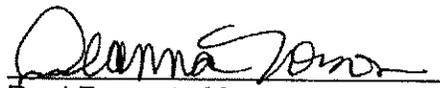
Attest:
Colleen J. Nicol, Agency Secretary

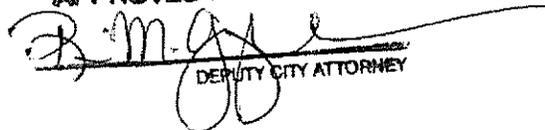
**CERTIFICATE OF ACCEPTANCE
(Government Code Section §27281)**

THIS IS TO CERTIFY that the interest in real property conveyed by the within instrument to the City of Riverside, a California charter city and 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 06, 2005 and the grantee consents to recordation thereof by its duly authorized officer.

Dated: March 1, 2011

CITY OF RIVERSIDE

By: 
for Real Property Manager

APPROVED AS TO FORM

DEPUTY CITY ATTORNEY

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

State of California }
 County of Riverside }
 On March 9, 2011 before me, Sherry R. Morton, Notary Public,
Date Here Insert Name and Title of the Officer
 personally appeared Belinda S. Graham
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.

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: Sherry R. Morton
Signature of Notary Public

Place Notary Seal Above

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: _____

Document Date: _____ Number of Pages: _____

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____ Signer's Name: _____

Corporate Officer — Title(s): _____ Corporate Officer — Title(s): _____

Individual Individual

Partner — Limited General Partner — Limited General

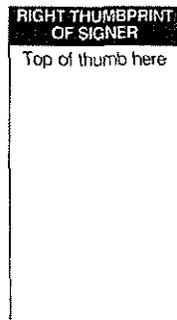
Attorney in Fact Attorney in Fact

Trustee Trustee

Guardian or Conservator Guardian or Conservator

Other: _____ Other: _____

Signer Is Representing: _____ Signer Is Representing: _____



CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

State of California

County of Riverside

On March 10 2011 before me, Sherry R. Morton, Notary Public,
Date Here Insert Name and Title of the Officer

personally appeared Colleen J. Nicol
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.



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: Sherry R. Morton
Signature of Notary Public

Place Notary Seal Above

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: _____

Document Date: _____ Number of Pages: _____

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____

Corporate Officer — Title(s): _____

Individual

Partner — Limited General

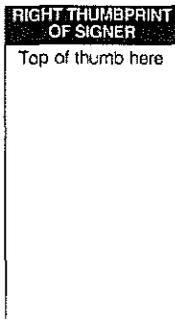
Attorney in Fact

Trustee

Guardian or Conservator

Other: _____

Signer Is Representing: _____



Signer's Name: _____

Corporate Officer — Title(s): _____

Individual

Partner — Limited General

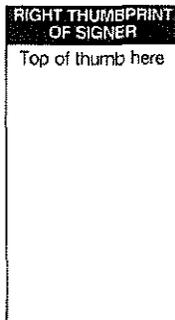
Attorney in Fact

Trustee

Guardian or Conservator

Other: _____

Signer Is Representing: _____



Orange Coast Title

When recorded mail to:

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

DOC # 2007-0108265

02/15/2007 08:00A Fee:NC

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Recorded in Official Records

County of Riverside

Larry M. Ward

Assessor, County Clerk & Recorder



S#	R	U	PAGE	SIZE	DA	MISC	LONG	RFD	COPY
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M	A	L	465	426	PCOR	NCOR	SMF	NCHG	EXAM

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

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013

Project:

APN: 211-175-003

Address: 1971 University Ave

798597-44

GRANT DEED

HMR, L.L.C., a California Limited Liability Company, as Grantor(s), FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do(es) 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 Exhibit "A" attached hereto and incorporated herein by this reference, located in the City of Riverside, County of Riverside, State of California.

Dated 1-23-2007

HMR, L.L.C., a California Limited Liability Company

By: S. R. M.

By: Amita S. Patel

Print Name: SUNIL R. PATEL

Print Name: Amita S. Patel

Title: SP President MCMBC-12

Title: Secretary member

GENERAL ACKNOWLEDGEMENT

State of California

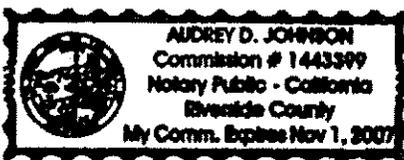
County of RIVERSIDE }

ss

On 1-23-2007 before me AUDREY D. JOHNSON
(date) (name)

a Notary Public in and for said State, personally appeared
SUNIL R. PATEL AND AMITA S. PATEL
Name(s) of Signer(s)

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.

Audrey D. Johnson
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:

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 1/31/07

REDEVELOPMENT AGENCY OF THE
CITY OF RIVERSIDE

APPROVED AS TO FORM:

[Signature]
AGENCY GENERAL COUNSEL

By: Amelia M. Vailin

Print Name: Amelia M. Vailin

EXHIBIT A

A.P.N. 211-175-003
Fee Simple

THAT CERTAIN REAL PROPERTY IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA DESCRIBED AS FOLLOWS:

LOTS 111, 112, 113 AND THE NORTHERLY 55.00 FEET, AS MEASURED ALONG THE EASTERLY LINE OF LOT 110, OF MADISON SQUARE, AS SHOWN BY MAP ON FILE IN BOOK 5, PAGE 59 OF MAPS, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA.

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 12/27/06 Date Prep. M.D.
License Expires 9/30/07

