

When recorded mail to:

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

DOC # 2011-0112611

03/11/2011 02:29P Fee:NC

Page 1 of 8

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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1			8						
M	A	L	465	426	PCOR	NCOR	SMF	NCHG	EXAM
NCHG								CTY	UNI

Project: California Square Land Exchange  
APN: 193-261-027 and 193-261-029

~~DX~~

C  
034

D-16577

**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 2009-0499997, recorded on 09/25/2009, located in the City of Riverside, County of Riverside, State of California.

Dated: March 8, 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  
Belinda J. Graham, Assistant City Manager  
for Bradley J. Hudson, Executive Director

Attest: Colleen J. Nicol  
Colleen J. Nicol, Agency Secretary



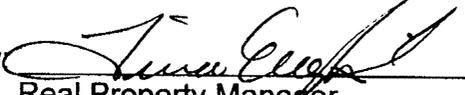


**CERTIFICATE OF ACCEPTANCE  
(Government Code Section §27281)**

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 8, 2011

**CITY OF RIVERSIDE**

By   
Real Property Manager

**APPROVED AS TO FORM**

  
DEPUTY CITY ATTORNEY

**EXHIBIT A  
C.S.P. to R.D.A.**

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

That portion of Lot 4 in Block 14 of the Lands of the Riverside Land and Irrigating Company, as shown by map on file in Book 1 of Maps at Page 72 thereof, Records of San Bernardino County, California, being a portion of that certain real property conveyed to California Square Partners, a California limited liability company and lying within the following described parcel of land:

Beginning at the point of intersection of the Northeasterly right-of-way line of Monroe Street and the Southeasterly right-of-way line of California Avenue, said intersection being a point on a line parallel with and distant 68.00 feet Northeasterly of the centerline of Monroe Street with a line that is parallel with and distant 44.00 feet Southeasterly of the centerline of California Avenue as shown on Record of Survey on file in Book 41 at Page 98 thereof, Records of Riverside, California;

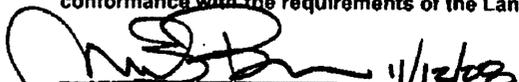
Thence S.33°37'56"E. along said line, parallel with and distant 68.00 feet Northeasterly from the centerline of Monroe Street, a distance of 322.75 feet;

Thence N.56°22'04"E., a distance of 415.51 feet;

Thence N.33°37'56"W., a distance of 322.75 feet to said line that is parallel with and distant 44.00 feet Southeasterly from the centerline of California Avenue;

Thence S.56°22'04"W. along said last described parallel line, a distance of 415.51 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      11/12/08      Date      Prep. E.V.  
License Expires 9/30/09



10575

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RECORDING REQUESTED BY  
FIRST AMERICAN TITLE COMPANY  
NATIONAL/COMMERCIAL SERVICES  
COMMERCIAL/INDUSTRIAL DIVISION

DOC # 2009-0499997  
09/23/2009 08:00A Fee:NC  
Page 1 of 3  
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

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NCS-348131-SA1

DOCUMENTARY TRANSFER TAX: STATEMENT FILED SEPARATE - NOT OF PUBLIC RECORD, PURSUANT TO REVENUE AND TAXATION CODE SECTION 11932

Project: California Square Land Exchange

APNs: 193-261-0039  
193-261-004-0  
193-261-005-1

NO CONSIDERATION

TRA: 009-186

GRANT DEED

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044

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

CALIFORNIA SQUARE PARTNERS, LLC, a California limited liability company,

does hereby GRANT and CONVEY to

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

subject to all easements, covenants, conditions, restrictions and matters of record that may affect that certain real property situated in the City of Riverside, County of Riverside, State of California, more particularly described on Exhibit "A" attached hereto and incorporated herein by reference, together with all right, title and interest of Grantor in and to all buildings and improvements now located on said real property.

Grantor hereby further grants to Grantee all easements, privileges and rights appurtenant to the real property and pertaining to or held and enjoyed in connection therewith and all of Grantor's right, title and interest in and to any land lying in the bed of any street, alley, road or avenue to the centerline thereof in front of, or adjoining the land.

Dated: August 8<sup>th</sup>, 2009

CALIFORNIA SQUARE PARTNERS, LLC  
a California limited liability company

By: Rolando Iglesias  
Rolando Iglesias  
Its: Managing Member

16571

**NOTARY ACKNOWLEDGEMENT**  
(California All-Purpose Acknowledgment)

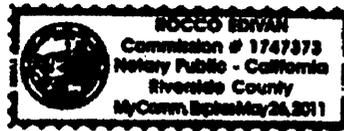
STATE OF CALIFORNIA )  
 )  
COUNTY OF Riverside )

On 8-8-, 2009, before me, Rocco Edinan,  
Notary Public, personally appeared Rolando Iglesias who,  
proved to me on the basis of satisfactory evidence) to be the person(x) whose name(x) 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(x) on the instrument  
the person(s), or 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]  
Signature of Notary Public



Rocco Edinan  
1747373  
May 24, 2011

ATTACHED TO: GRANT DEED  
[APNs \_\_\_\_\_]

**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: 8/28/09

REDEVELOPMENT AGENCY OF  
THE CITY OF RIVERSIDE

By: Amelia M. Valera  
Real Property Manager

APPROVED AS TO FORM:  
[Signature]  
AGENCY GENERAL COUNSEL