

When recorded mail to:

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

DOC # 2011-0105194

03/08/2011 12:24P 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)

S	R	U	PAGE	SIZE	DA	MISC	LONG	RFD	COPY
			93						
M	A	L	465	426	PCOR	NCOR	SMF	NCHG	EXAM
Caretto					T:		CTY	UNI	517

Project: Discount Liquor  
APN: 211-131-017  
Address: 2855 University Avenue

~~DX~~

D-16602



**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 2008-0673701, recorded on 12/29/2008, located in the City of Riverside, County of Riverside, State of California.

Dated: March 7, 2011

APPROVED AS TO FORM:

\_\_\_\_\_  
AGENCY GENERAL COUNSEL

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

By:   
Bradley J. Hudson, Executive Director

Attest:   
Colleen J. Nicol, Agency Secretary

GENERAL ACKNOWLEDGEMENT

OPTIONAL SECTION

State of California

County of Riverside

ss

CAPACITY CLAIMED BY SIGNER

- ( ) Attorney-in-fact
- ( ) Corporate Officer(s)

On 3-7-11, before me Lisa Andresen, Notary Public

(date)

(name)

Title \_\_\_\_\_

Title \_\_\_\_\_

a Notary Public in and for said State, personally appeared

- ( ) Guardian/Conservator
- ( ) Individual(s)
- ( ) Trustee(s)

Bradley J. Hudson  
Name(s) of Signer(s)

- ( ) Other

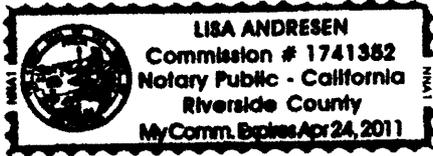
~~sk~~  
 personally known to me ~~OR~~  proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

- ( ) Partner(s)
- ( ) General
- ( ) Limited

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

The party(ies) executing this document is/are representing:

WITNESS my hand and official seal.



Lisa Andresen  
Signature

2011-0105194  
03/08/2011 12:24P  
2 of 8



**CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT**

CIVIL CODE § 1189

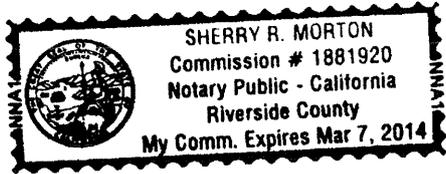
State of California

County of Riverside }

On March 7, 2011 before me, Sherry R. Morton, Notary Public,  
Date Here Insert Name and Title of the Officer

personally appeared Colleen S. 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/hers/their authorized capacity(ies), and that by his/hers/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  Partner —  Limited  General  Individual  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: \_\_\_\_\_

\_\_\_\_\_



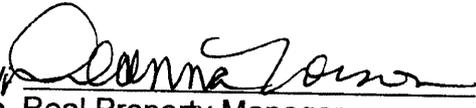
116607

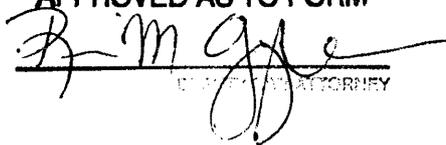
**CERTIFICATE OF ACCEPTANCE  
(Government Code Section §27281)**

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 7, 2011

**CITY OF RIVERSIDE**

By   
for Real Property Manager

**APPROVED AS TO FORM**  
  
CITY ATTORNEY



When recorded mail to:

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

DOC # 2008-0673701

12/29/2008 08:00A Fee:NC

Page 1 of 4

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)

S	R	U	PAGE	SIZE	DA	MISC	LONG	RFD	COPY
1			4						
M	A	L	465	426	PCOR	NCOR	SMF	NCHS	EXAM
NCHS CC									513

Project: Discount Liquor  
APN: 211-131-017  
Address: 2585 University Avenue

**DX- 1489**



**GRANT DEED**

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, the CITY OF RIVERSIDE, a municipal corporation of the State of California, as Grantor, does 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.

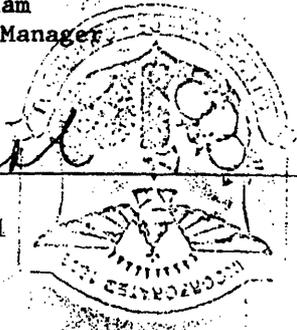
Dated: December 22, \_\_\_\_\_, 2008

CITY OF RIVERSIDE, a municipal corporation

By: Belinda J. Graham  
~~Brad Hudson, City Manager~~  
Belinda J. Graham  
Assistant City Manager

Attest

By: Colleen J. Nicol  
City Clerk  
Colleen J. Nicol



APPROVED AS TO FORM

Juan Velazquez  
DEPUTY CITY ATTORNEY



116 6007

GENERAL ACKNOWLEDGEMENT

State of California

County of Riverside

ss

On December 22, 2008, before me Valerie Herrera, Notary Public  
(date) (name)

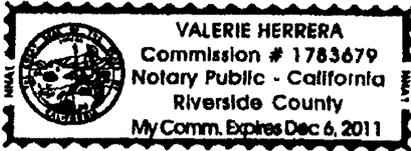
a Notary Public in and for said State, personally appeared

Belinda J. Graham and Colleen J. Nicol  
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.

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.



Valerie Herrera  
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: 12/5/08

REDEVELOPMENT AGENCY OF  
THE CITY OF RIVERSIDE

By: Amelia M. Valeri  
Real Property Manager

APPROVED AS TO FORM

Susan Wilson  
DEPUTY CITY ATTORNEY



110607

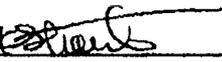
EXHIBIT "A"

A.P.N. 211-131-017  
FEE SIMPLE INTEREST

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

Lot 18 in Block 11 of White's Addition, as shown by map on file in Book 6, Page  
48 of Maps, records of San Bernardino County, California.

DESCRIPTION APPROVAL:

By:  08/07/2008  
For Mark Brown Date  
City Surveyor

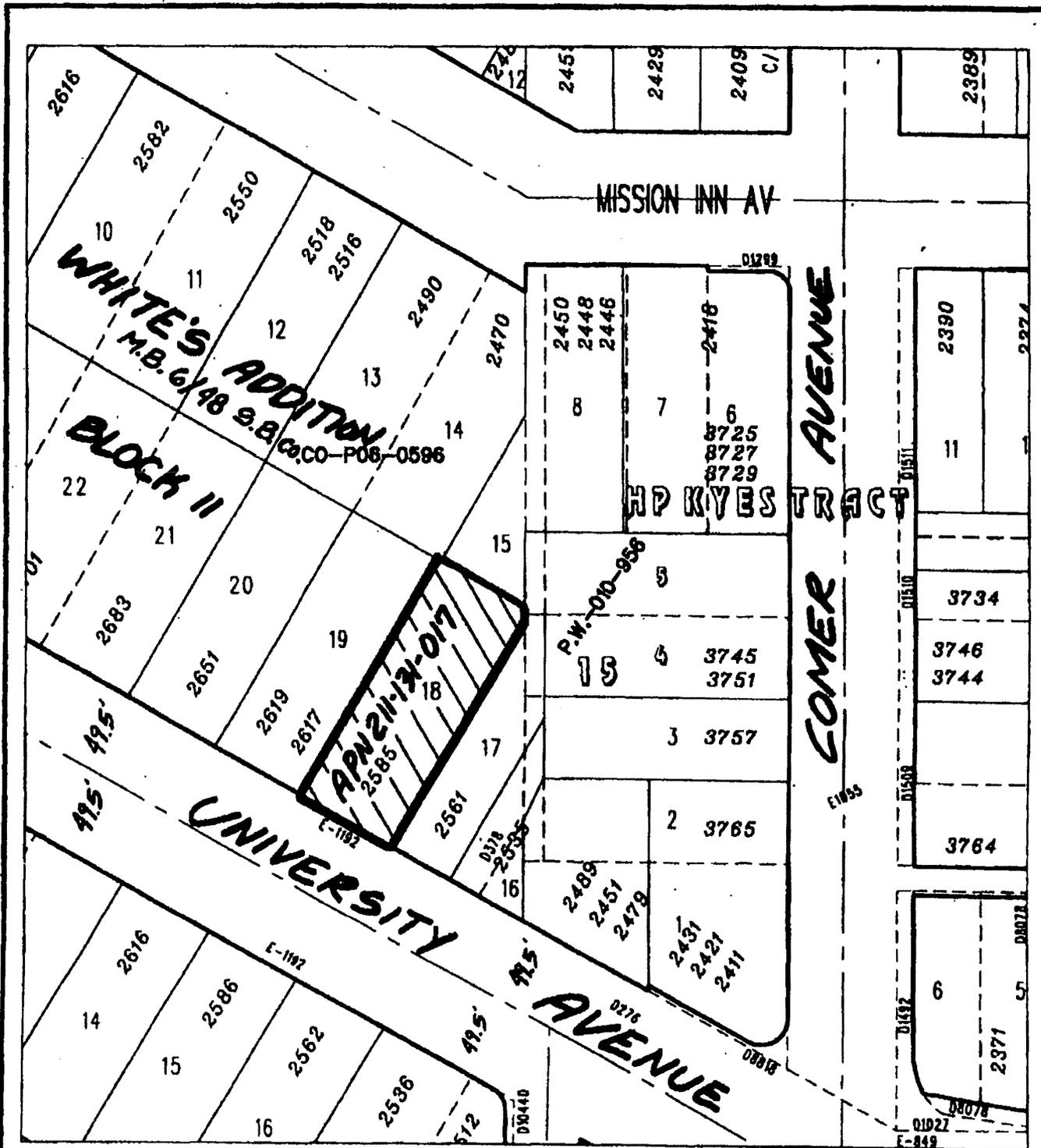


2008-0673701  
12/29/2008 08:00A  
3 of 4



2011-0105194  
03/08/2011 12:24P  
7 of 8

116007



◆ 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" = 80'

Drawn by: ev

Date: 05/08/08

Subject: LEGALS AND PLATS

10-12



2008-0673701  
12/29/2008 08:06A  
4 of 4



2011-0105194  
03/08/2011 12:24P

116602



# Lawyers Title COMPANY

**Primary Owner:** REDEVELOPMENT AGENCY CITY OF RIVERSIDE

**Secondary Owner:**

**Mail Address:** 3900 MAIN ST  
RIVERSIDE CA 92522

**Site Address:** 2585 UNIVERSITY AVE  
RIVERSIDE CA 92507

**County:** RIVERSIDE

**Assessor Parcel Number:** 211-131-017

**Housing Tract Number:**

**Lot Number:** 18

**Page Grid:** 685-J5

**Legal Description:** Lot: 18 Block: 11 Abbreviated Description: LOT:18  
BLK:11 CITY:RIVERSIDE LOT 18 BLK 11 MB  
006/048 SB WHITES ADD City/Muni/Twp:  
RIVERSIDE

### Property Characteristics

Bedrooms : Year Built : Square Feet :  
Bathrooms : Garage : Lot Size :  
Total Rooms : Fireplace : Number of Units : 0  
Zoning : Pool : Use Code : Retail Stores ( Personal Services, Photography, Travel)  
No of Stories :  
Building Style :

### Sale Information

Transfer Date : 12/29/2008      Seller : CITY OF RIVERSIDE,  
Transfer Value : N/A      Document # : 2008-0673701      Cost/Sq Feet :  
Title Company : NONE AVAILABLE

### Assessment & Tax Information

Assessed Value :      Percent Improvement :      Homeowner Exemption :  
Land Value :      Tax Amount :      Tax Rate Area : 9-063  
Improvement Value :      Tax Account ID :      Tax Status : Current  
Market Improvement Value :      Market Land Value :      Market Value :  
Tax Year : 2010

Data Deemed Reliable, But Not Guaranteed.  
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All other trademarks and copyrights are the property of their respective holders.

**Lawyers Title - Inland Empire**

SEP 07 1974

THIS MAP IS FOR  
ASSESSMENT PURPOSES ONLY

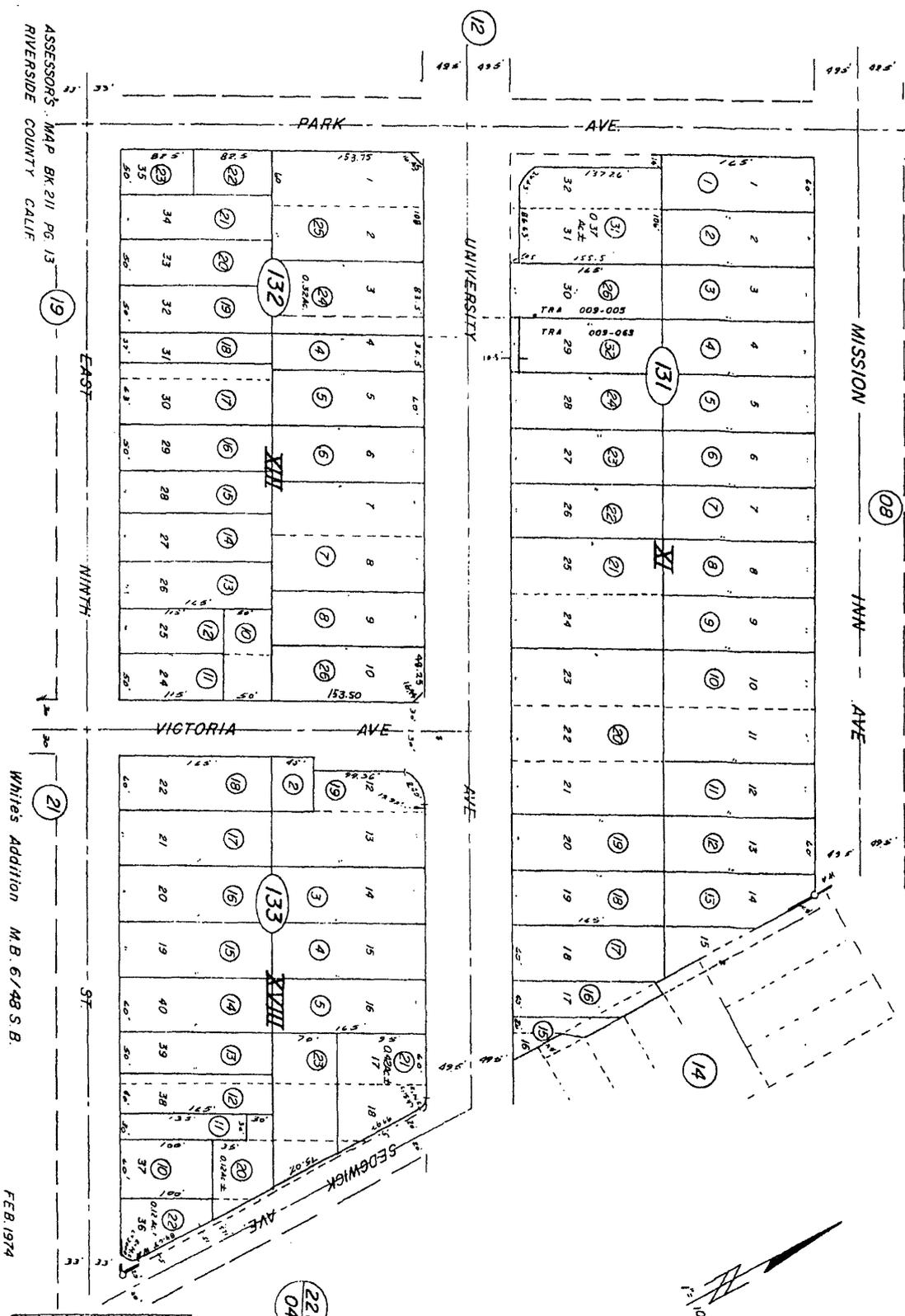
# FOR CITY OF RIVERSIDE (T2S. R.5W)

T.R.A. 009-005  
009-063

211-13

3-10

16602

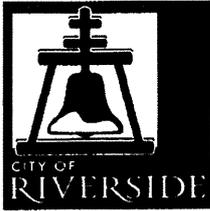


ASSESSOR'S MAP BK 211 PG 13  
RIVERSIDE COUNTY CALIF

Whites Addition M.B. 6/48 S.B.

FEB. 1974

DATE	OLD NO	NEW NO
11/14/73	211-13	211-13
11/14/73	132	132
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11/14/73	299	299
11/14/73	300	300



**Request for City Attorney Services**  
GroupWise Address: City Attorney Services

---

To: Gregory P. Priamos  
City Attorney

Date: 3/3/11

From: Angela Hill  
Real Estate Assistant

Telephone Number: 5330

Subject: Redevelopment Grant Deed Out  
APN: 211-131-017

Fax Number: 5744

---

Needed by (date): 3/4/11- RUSH

City Council action scheduled for (meeting date): \_\_\_\_\_

Please review

Instruction and back-up information attached

Please prepare: \_\_\_\_\_

Please "approve as to form" and forward to City Clerk's Office for execution

Please contact me if you have any questions or need further information at ext: 5330

Other comments: \_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
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\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Supervisor's Approval: \_\_\_\_\_

RECEIVED  
MARCH 3 2011  
CITY CLERK'S OFFICE