

When recorded mail to:

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

DOC # 2011-0105212

03/08/2011 12:28P Fee:NC

Page 1 of 8

Recorded in Official Records  
County of Riverside

Larry W. Ward  
Assessor, County Clerk & Recorder



**FREE RECORDING**

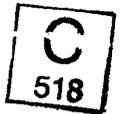
This instrument is for the benefit  
Of the City of Riverside and is  
entitled to be recorded without  
fee (Government Code §6103)

S	R	U	PAGE	SIZE	DA	MISC	LONG	RFD	COPY
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M	A	L	465	426	PCOR	NCOR	SMF	NCHG	EXAM 518
wchgec						T:	CTY	UNI	

Project: Merrill Avenue Redevelopment  
APN: 225-140-003  
Address: 3631 Merrill Avenue

~~B-X~~

D-16612



**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 2006-0242889, recorded on 04/05/2006, located in the City of Riverside, County of Riverside, State of California.

Dated: March 7, 2011

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

By:   
Bradley J. Hudson, Executive Director

APPROVED AS TO FORM:

AGENCY GENERAL COUNSEL

Attest:   
Colleen J. Nicol, Agency Secretary

GENERAL ACKNOWLEDGEMENT

State of California

County of RIVERSIDE

ss

On MARCH 7, 2011 before me SHERYN LEE SMAY  
(date) (name)

a Notary Public in and for said State, personally appeared

BRADLEY J. HUDSON

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.

Sheryn Smay  
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:

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

2011-0105212  
03/08/2011 12:28P  
2 of 8



106612

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

State of California

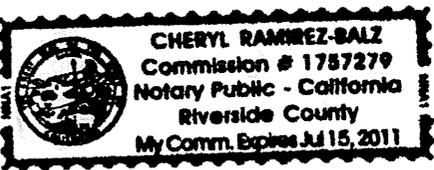
County of Riverside

On March 7, 2011 before me, Cheryl Ramirez-Balz, Notary Public

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: [Handwritten Signature]

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: Grant deed 225-140003

Document Date: 3/7/11 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

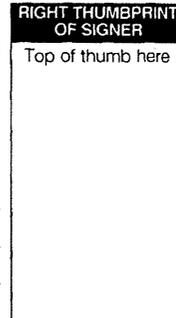
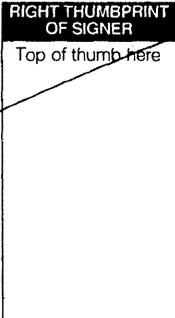
Attorney in Fact Attorney in Fact

Trustee Trustee

Guardian or Conservator Guardian or Conservator

Other: Other:

Signer Is Representing: Signer Is Representing:



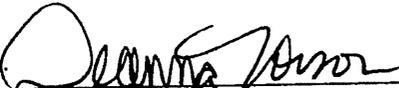
16612

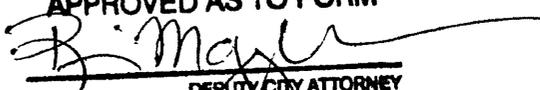
**CERTIFICATE OF ACCEPTANCE  
(Government Code Section §27281)**

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:   
Real Property Manager

**APPROVED AS TO FORM**  
  
DEPUTY CITY ATTORNEY



OK

When recorded mail to:

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

DOC # 2006-0242889

04/05/2006 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)

M	S	U	PAGE	SIZE	DA	PCOR	NOCOR	SMF	MISC.
	1		4						
A	R	L			COPY	LONG	REFUND	NCHG	EXAM

FOR RECORDER'S OFFICE USE ONLY



Project: Merrill Avenue Redevelopment

APN: 225-140-003

Address: 3631 Merrill Avenue

TRA: 009

D -

225-140-003-9

GRANT DEED

<sup>ADJ</sup>  
ANDREW WOODCHULSHIN and HYUN TEAK SHIN, Trustees of the Hyun Teak Shin Living Trust dated January 4, 2006, as Grantor, FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, 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 2-16-2006

[Signature]  
ANDREW WOODCHUL SHIN, Trustee  
WOODCHUL (ADJ)

Hyun Teak Shin Living Trust  
Dated January 4, 2006

[Signature]  
HYUN TEAK SHIN, Trustee



GENERAL ACKNOWLEDGEMENT

State of California

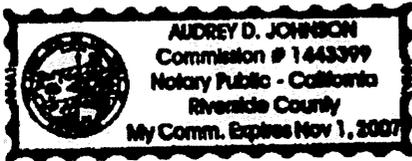
County of RIVERSIDE

ss

On 2-16-2006 before me AUDREY D. JOHNSON  
(date) (name)

a Notary Public in and for said State, personally appeared  
ANDREW WOO CHUL SHIN AND HYUN TEAK SHIN  
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 of 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 2/23/06

Redevelopment Agency of the City of Riverside

By: Amelia M. Vailin

Print: Amelia M. Vailin

APPROVED AS TO FORM  
[Signature]  
SUPERVISING DEPUTY CITY ATTORNEY



**EXHIBIT A**

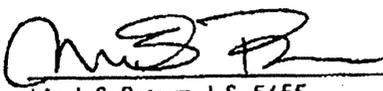
Project: Merrill Avenue Redevelopment

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

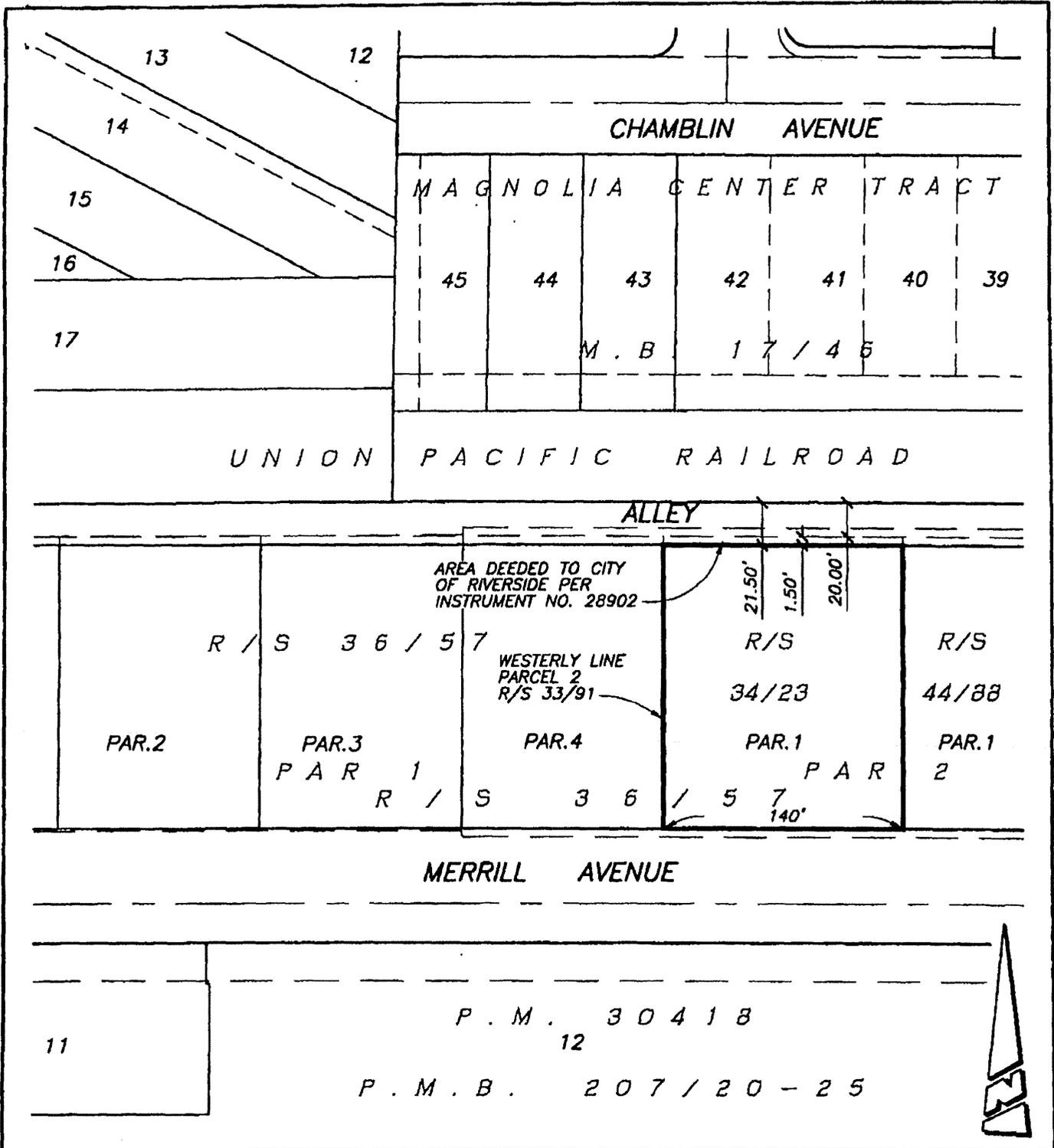
The westerly 140 feet of Parcel 2 of Record of Survey filed in Book 33, Page 91, of Records of Surveys, Records of Said Riverside County;

**EXCEPTING THEREFROM** the northerly 1.50 feet as described in a Grant Deed to the City of Riverside for public street and utility purposes, recorded April 5, 1961 as Instrument No. 28902.

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

 10/13/05 Date Prep.   
Mark S. Brown, L.S. 5655  
License Expires 9/30/05





• 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: RICH DATE: 04/11/05

SUBJECT: MERRILL AVE REDEVELOPMENT PROJECT-YODER PARCEL

G:\COMMON\PLATS\OTHER\MERRILL-SHIN



2011-0105212  
03/08/2011 12:28P  
8 of 8

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001

When recorded mail to:

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City Hall, 3900 Main Street  
Riverside, California 92522

DOC # 2006-0242889

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Page 1 of 4

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County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder



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M	S	U	PAGE	SIZE	DA	PCOR	NOCOR	SMF	MISC.
	1		4				✓		
								✓	SP
A	R	L			COPY	LONG	REFUND	NCHG	EXAM

FOR RECORDER'S OFFICE USE ONLY



Project: Merrill Avenue Redevelopment  
APN: 225-140-003  
Address: 3631 Merrill Avenue  
TRA: 009

D -

GRANT DEED

<sup>ADJ</sup>  
ANDREW WOODCHU SHIN and HYUN TEAK SHIN, Trustees of the Hyun Teak Shin Living Trust dated January 4, 2006, as Grantor, FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, 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 2-16-2006

[Signature]  
ANDREW WOODCHU SHIN, Trustee  
WOODCHU (ADJ)

Hyun Teak Shin Living Trust  
Dated January 4, 2006

[Signature]  
HYUN TEAK SHIN, Trustee

225-140-003-9

**GENERAL ACKNOWLEDGEMENT**

State of California

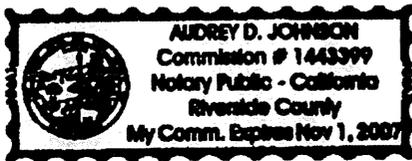
County of RIVERSIDE

} ss

On 2-16-2006 before me AUDREY D. JOHNSON  
(date) (name)

a Notary Public in and for said State, personally appeared  
ANDREW WOOCHUL SHIN AND HYUN TEAK SHIN  
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:

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

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(Government Code Section §27281)**

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Dated 2/23/06

Redevelopment Agency of the City of Riverside

By: Amelia M. Vailin

Print: Amelia M. Vailin

APPROVED AS TO FORM  
[Signature]  
SUPERVISING DEPUTY CITY ATTORNEY

**EXHIBIT A**

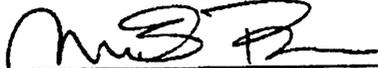
Project: Merrill Avenue Redevelopment

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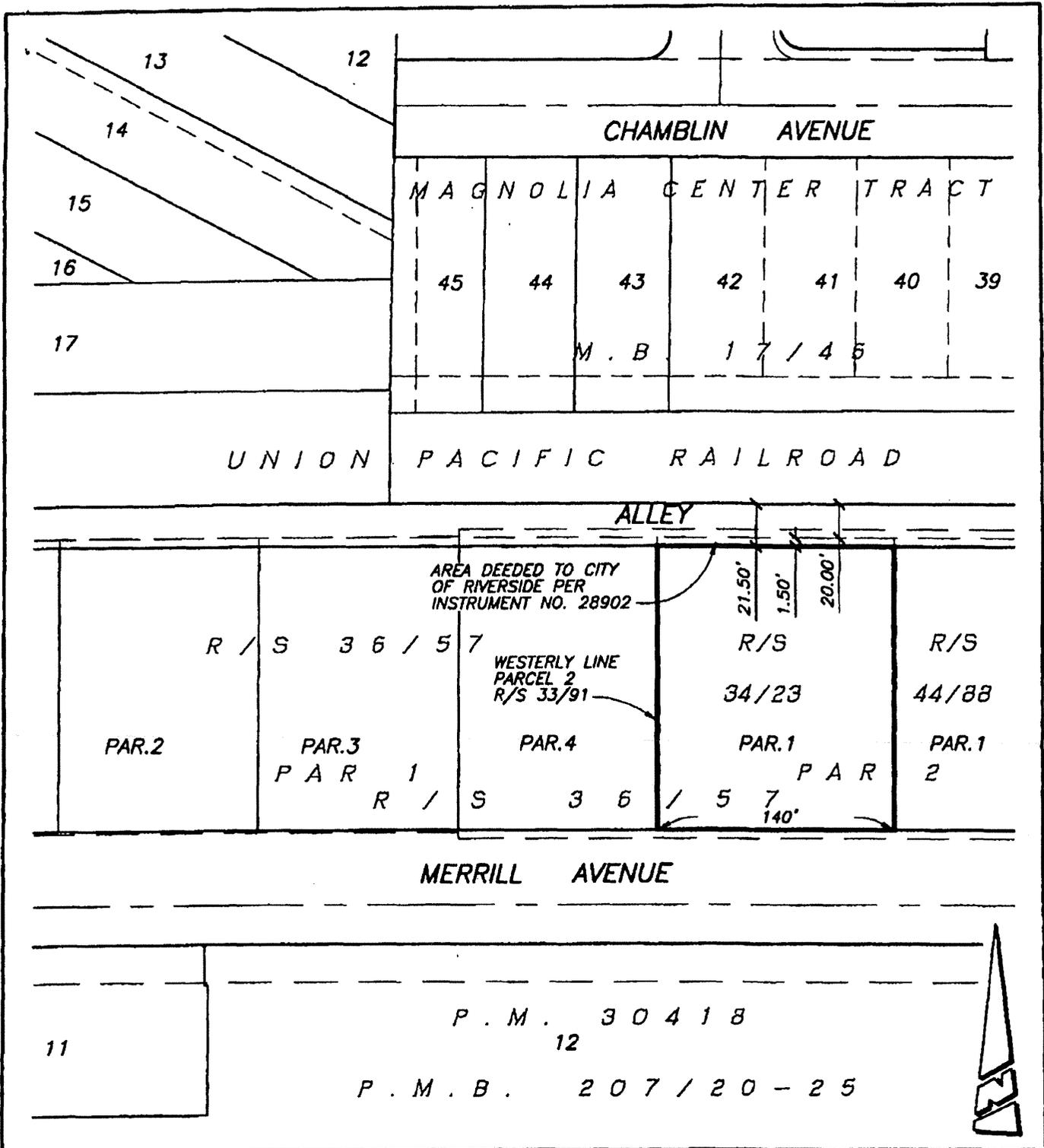
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This description was prepared by me or under my direction in conformance with the requirements of the Land Surveyors Act.

 10/13/05 Date  Prep. \_\_\_\_\_  
Mark S. Brown, L.S. 5655  
License Expires 9/30/05





• CITY OF RIVERSIDE, CALIFORNIA •

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SHEET 1 OF 1

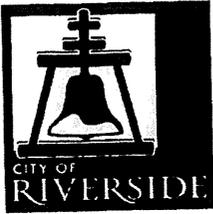
SCALE: 1"=80'

DRAWN BY: RICH DATE: 04/11/05

SUBJECT: MERRILL AVE REDEVELOPMENT PROJECT-YODER PARCEL

COMMON RICH PLATS OTHER MERRILL - SHIN

16612



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

**RECEIVED**  
**MAR 04 2011**  
**BY CITY ATTORNEY**

To:	Gregory P. Priamos City Attorney	Date:	3/3/11
From:	Natarkia Williams Senior Office Specialist	Telephone Number:	5461
Subject:	Redevelopment Grant Deed Out APN: 225-140-003	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: 5461

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

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

16612