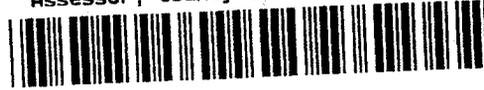


When recorded mail to:

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

DOC # 2011-0105255
03/08/2011 12:51P 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)

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APN: 213-022-009
Address: 3100 Market Street

DX-

D-16630

Ⓞ

C
508

GRANT DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, 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 2007-0431479, recorded on 07/02/2007, located in the City of Riverside, County of Riverside, State of California.

Dated: March 7, 20 11

APPROVED AS TO FORM:

AGENCY GENERAL COUNSEL

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

State of California

County of Riverside

ss

On 3-7-11 before me Lisa Andresen, Notary Public
(date) (name)

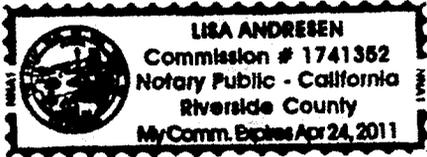
a Notary Public in and for said State, personally appeared

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.



Lisa Andresen
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:

2011-0105355
03/08/2011 12:51P
2 of 4



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. Neis



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]
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: grant deed 23-02-009

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): _____
- Individual
- Partner — Limited General
- Attorney in Fact
- Trustee
- Guardian or Conservator
- Other: _____



Signer Is Representing: _____ Signer Is Representing: _____



16630

**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



ORIGINAL

Recording requested by the
REDEVELOPMENT AGENCY
OF THE CITY OF RIVERSIDE
when recorded return to:

DOC # 2007-0431479

07/02/2007 08:00A Fee:NC

Page 1 of 6

Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder



BEST BEST & KRIEGER LLP
400 Mission Square
3750 University Avenue
P. O. Box 1028
Riverside, CA 92502
Attention: Margaret L. Barnes

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This document is recorded at the request of the REDEVELOPMENT AGENCY OF THE CITY OF RIVERSIDE, pursuant to Section 27383 of the Government Code. No fee shall be charged therefor.

C
042

FINAL ORDER OF CONDEMNATION
AS TO DARREL W. MARTIN AND CAROL L. MARTIN, TRUSTEES
OF THE FAMILY TRUST OF DARREL W. MARTIN AND CAROL L. MARTIN,
DATED AUGUST 3, 2000,
AS TO APN 213-022-009

REDEVELOPMENT AGENCY OF THE CITY OF RIVERSIDE v. MARTIN, et al.
Riverside Superior Court Case No. RIC 459991

LAW OFFICES OF
BEST BEST & KRIEGER LLP
3750 UNIVERSITY AVENUE
P.O. BOX 1028
RIVERSIDE, CALIFORNIA 92502

1 GREGORY P. PRIAMOS, Bar No. 136766
2 HERIBERTO F. DIAZ, Bar No. 132821
3 DEPUTY CITY ATTORNEY
4 CITY OF RIVERSIDE
5 3900 Main Street, 5th Floor
6 Riverside, California 92501
7 Telephone: (951) 826-5567
8 Telecopier: (951) 826-5540

9 MARK A. EASTER, Bar No. 143435
10 JAMES R. TOUCHSTONE, Bar No. 184584
11 BEST BEST & KRIEGER LLP
12 3750 University Avenue
13 P.O. Box 1028
14 Riverside, California 92502
15 Telephone: (951) 686-1450
16 Telecopier: (951) 686-3083

17 Attorneys for Plaintiff,
18 REDEVELOPMENT AGENCY OF THE
19 CITY OF RIVERSIDE

20 SUPERIOR COURT OF THE STATE OF CALIFORNIA
21 COUNTY OF RIVERSIDE

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

25 Plaintiff,

26 v.

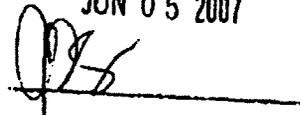
27 DARREL W. MARTIN, Trustee of the
28 Family Trust of Darrel W. Martin and
Carol L. Martin, Dated August 3, 2000, et
al.,

Defendants.

EXEMPT FROM RECORDING FEES.
PURSUANT TO GOVERNMENT
SECTION 27383

FILED
SUPERIOR COURT OF CALIFORNIA
COUNTY OF RIVERSIDE

JUN 05 2007



Case No. RIC 459991
Judge: Honorable Craig G. Riemer

FINAL ORDER OF CONDEMNATION AS
TO THE INTERESTS OF DEFENDANTS
DARREL W. MARTIN, TRUSTEE OF THE
FAMILY TRUST OF DARREL W. MARTIN
AND CAROL L. MARTIN, DATED
AUGUST 3, 2000, AND CAROL L.
MARTIN, TRUSTEE OF THE FAMILY
TRUST OF DARREL W. MARTIN AND
CAROL L. MARTIN, DATED AUGUST 3,
2000, ONLY

- [Filed concurrently with:
1. Stipulation and Order for Judgment in Condemnation;
 2. Judgment in Condemnation;
 3. Disclaimer of Interest as to C. Martin;
 4. Disclaimer of Interest as to L. Martin; and
 5. Request for Dismissal]

Complaint Filed: November 2, 2007
Trial Date: No Trial Date Set
Dept. 07

LAW OFFICES OF
BEST BEST & KRIEGER LLP
3750 UNIVERSITY AVENUE
P.O. BOX 1028
RIVERSIDE, CALIFORNIA 92502

1 Judgment in Condemnation having been entered in the above-entitled action, and it
2 appearing to the satisfaction of the Court that plaintiff Redevelopment Agency of the City of
3 Riverside, a public body, corporate and politic, pursuant to said partial judgment, has paid to
4 defendants Darrel W. Martin, Trustee of the Family Trust of Darrel W. Martin and Carol L.
5 Martin, Dated August 3, 2000, and Carol L. Martin, Trustee of the Family Trust of Darrel W.
6 Martin and Carol L. Martin, Dated August 3, 2000 ("Martin Defendants"), only, the total sum
7 awarded by the Court as just compensation and payment for all claims or demands against
8 Plaintiff on account of the taking of the real property located in Riverside, California, and
9 described in Plaintiff's complaint as Assessor Parcel No. 213-022-009, as more particularly
10 described in Exhibit "A" attached hereto and incorporated herein.

11 IT IS HEREBY ORDERED, ADJUDGED, AND DECREED that the Property is given
12 for and condemned to Plaintiff for the public purpose of the assemblage and redevelopment of
13 underutilized parcels between First Street and Third Street, east of Market, and west of the alley
14 between Main Street and Orange Street, in the City of Riverside California, the elimination of
15 blight, and for such other uses as are permitted by sections 33020, 33021 and 33391 of the
16 California Health and Safety Code. Title to the Property described as Assessor Parcel No. 213-
17 022-009, condemned in fee simple absolute, shall vest in Plaintiff on the date that a certified copy
18 of this Final Order of Condemnation is recorded in the Office of the Recorder of Riverside
19 County, California. All liens, charges, conditions, and restrictions on the Property are
20 extinguished, including without limitation all real property taxes, assessments, penalties and costs
21 from and after April 16, 2007, the date that Plaintiff was entitled to take possession of the
22 Property.

23
24
25 DATED: May 21, 2007

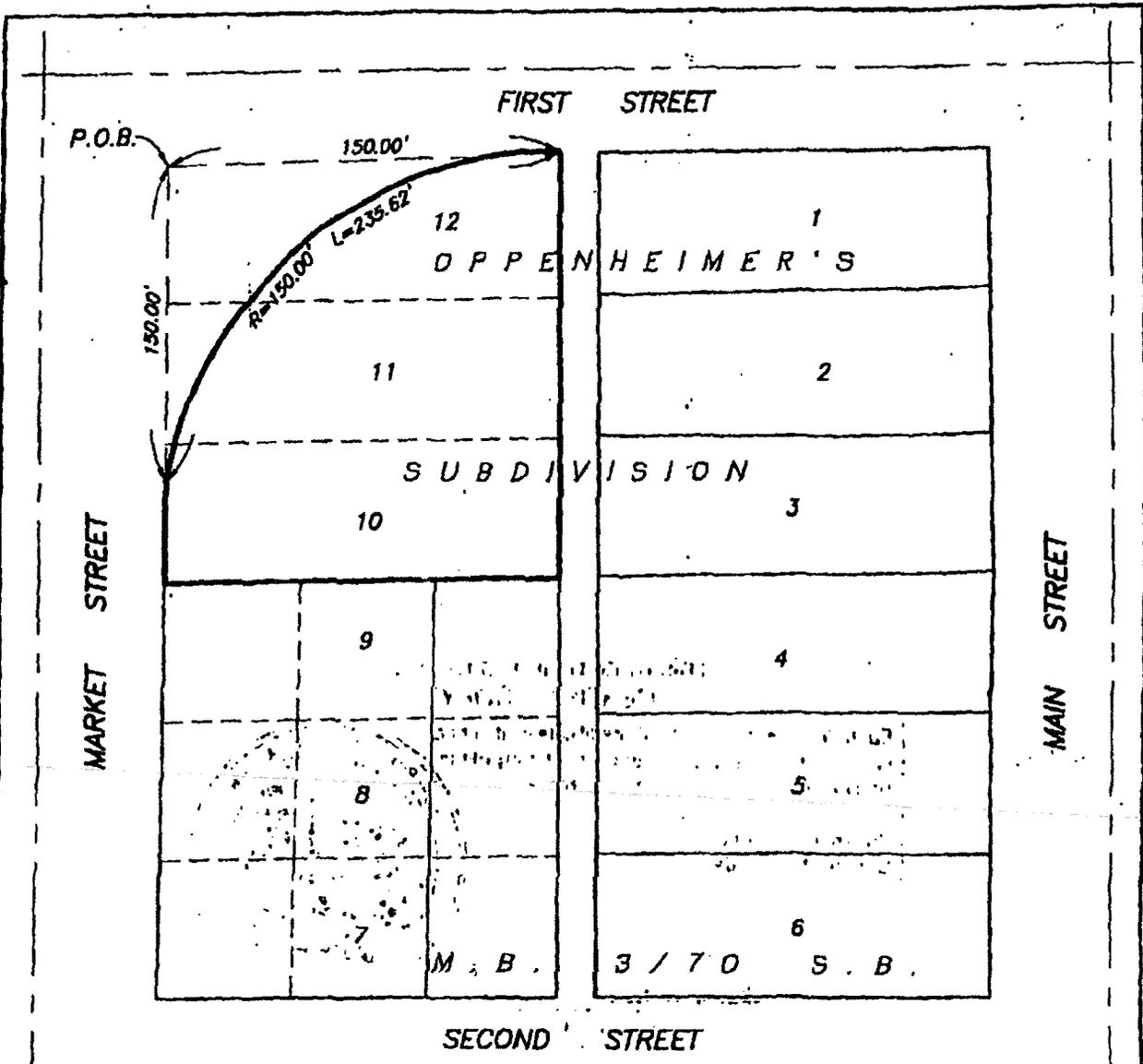

JUDGE OF THE SUPERIOR COURT

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27
28 RVLITPBARNES1710427.1

-1-

FINAL ORDER OF CONDEMNATION

16630



TOWN OF RIVERSIDE
 M. B. 7 / 17 S. B.

• 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

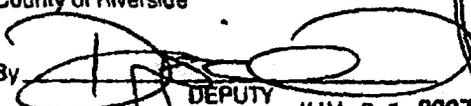
SCALE: 1" = 60' DRAWN BY: RICH DATE: 08/07/06 SUBJECT: 1st-3rd REDEVELOPMENT PROJECT (APN 213-022-009)

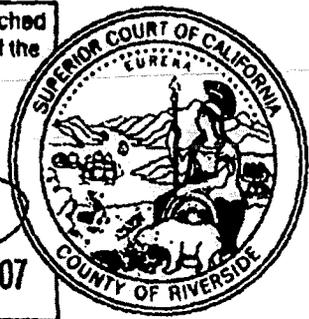
16630

This must be in red to be a
"CERTIFIED COPY"

Each document to which this certificate is attached
is certified to be a full, true and correct copy of the
original on file and of record in my office.

Superior Court of California
County of Riverside

By:  DEPUTY
Dated: ~~NOV 13 2007~~ JUN 21 2007



Certification must be in red to be a
"CERTIFIED COPY"