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At Request of

CITY CLERK

Book 1978, Page 1161

Recorded in Office of Recorder
of Riverside County, California

W. W. Bishop

FEES \$41.00

136141

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

Project: R-25-723

GRANT DEED

NEW HORIZONS DEVELOPMENT CORPORATION, a California Corporation, K. Richard Valantine, Nelda W. Valantine, Martin E. Boyd, N. Robert Capone, Grantors,
G. Wayne Frost

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do ___ hereby grant to the CITY OF RIVERSIDE, a Municipal Corporation, the real property in the City of Riverside, County of Riverside, State of California, described as follows:

PARCEL 1

That Portion of Lots 1, 2, and 3, Jamieson Tract as shown by Map on file in Book 19 of Maps, Page 21, Records of Riverside County, California as follows;

Beginning at a point in the west line of Lot 2 of said Jamieson Tract that is 22.00 feet northerly of the southwest corner of said Lot 2;

thence N 89° 21' 30" E, parallel with the centerline of Arlington Avenue, 145.25 feet to the beginning of a tangent curve concave to the northwest and having a radius of 27.00 feet;

thence Easterly and Northeasterly, along the arc of said curve through an angle of 58° 12' 44", a distance of 27.43 feet to the easterly line of said Lot 1;

thence North, along said Easterly line, 19.48 feet to the beginning of tangent curve concave to the west and having a radius of 3973.00 feet;

thence Northerly along the arc of said curve through an angle of 2° 23' 18", a distance of 165.61 feet to the Southline of the north 28.00 feet of said Lot 3;

thence S 89° 21' 30" W, along said southline 6.00 feet to the beginning of a nontangent curve concave to the west and having a radius of 3967.00 feet, a radial line through said point bears N 87° 36' 32" E;

Thence Southerly, along the arc of said curve through an angle of 2° 23' 28", a distance of 165.55';

thence South 5.57 feet;

thence S 48° 54' 11" W, 28.90 feet;

thence S 89° 21' 30" W, parallel with the centerline of Arlington Avenue 140.27 feet;

thence South, 8.00 feet to the point of beginning.

Area- 0.06 acres more or less.

136141

PARCEL 2

That portion of Lots 1, 2, and 3, Jamieson Tract as shown by Map on file in Book 19 of Maps, Page 21, Records of Riverside County California;

Beginning at the southeast corner of Lot 19 Hardman Tract No. 4 as shown by map on file in Book 23, Page 70 Records of Riverside County California.

Thence N 89° 21' 30" E, 159.74 feet to the beginning of a non tangent curve concave to the west and having a radius of 3967.00 feet, a radial line through said point bears N 88° 02' 29" E;

Thence Southerly along the arc of said curve through an angle of 0° 17' 20", a distance of 20.00 feet;

Thence S 89° 21' 30" W, 160.38 feet;

Thence North, 20.00 feet, to the Point of beginning..

Area-0.07 acres more or less.

DESCRIPTION APPROVAL
by George P. Hutchins 6/21/78 by OS
City Attorney

NEW HORIZONS DEVELOPMENT CORPORATION

By: Dale W. Sexton
Dale W. Sexton

By: Bernice M. Rizzi
Bernice M. Rizzi

K. Richard Valentine
K. Richard Valentine

Nelda W. Valentine
Nelda W. Valentine

N. Robert Capone
N. Robert Capone

G. Wayne Frost
G. Wayne Frost

Martin E. Boyd
Martin E. Boyd

Dated 6/21/78

APPROVED AS TO FORM

George P. Hutchins
DEPUTY CITY ATTORNEY

CONSENT TO RECORDATION

THIS IS TO CERTIFY that the interest in real property conveyed by this Instrument to the City of Riverside, a Municipal Corporation, is hereby accepted for and on behalf of said City pursuant to Resolution of the City Council thereof recorded on 12-29-66 as Inst. No. 123460, Riverside County Records, and the Grantee hereby consents to recordation of this instrument through the undersigned.

Dated 6-30-78

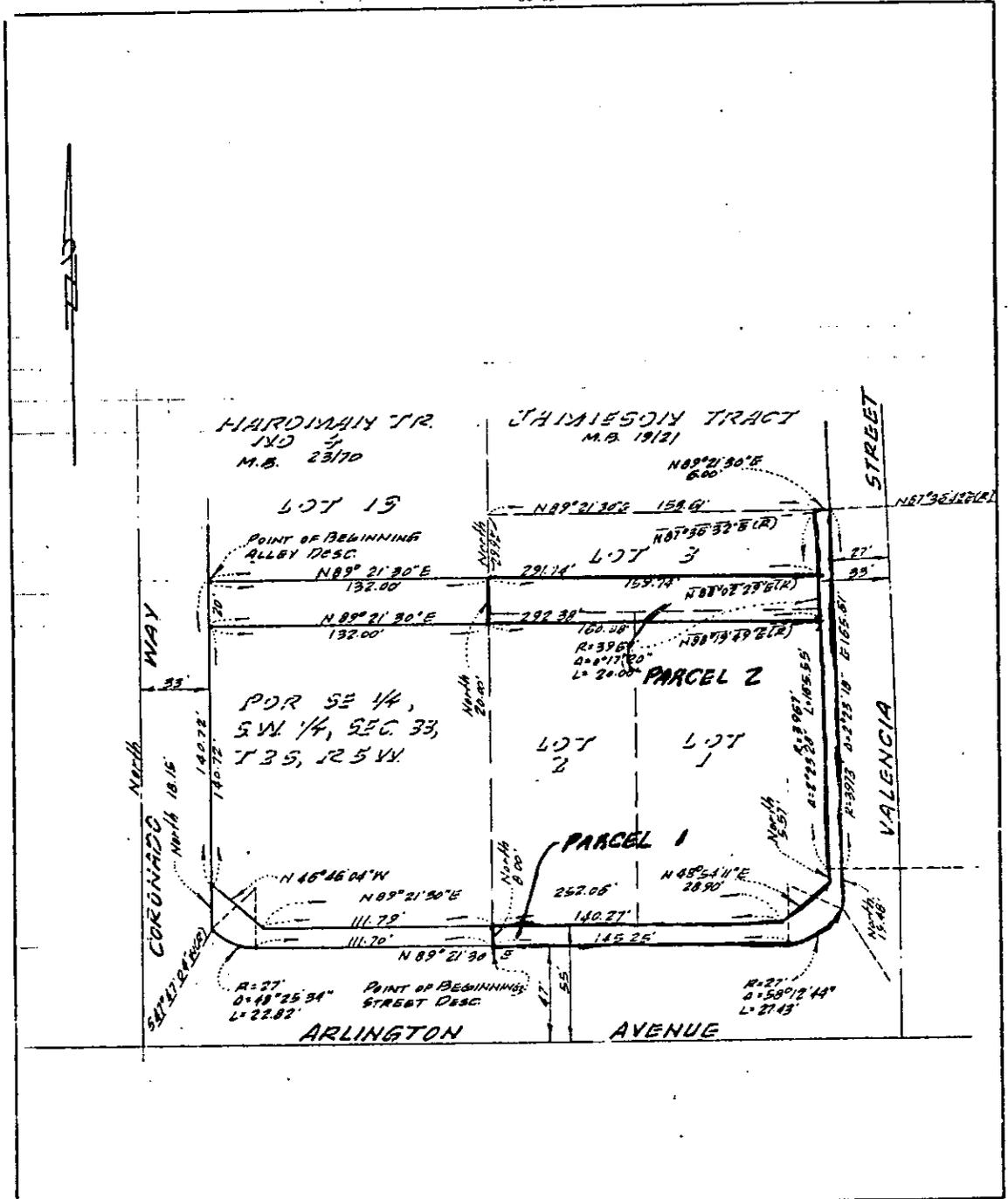
Ann Rice
Property Services Manager

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W. J. McKEEVER, INC.
Civil Engineering
3564 Central Ave.
RIVERSIDE, CALIFORNIA 92506
Phone 684-8300

JOB R-25-723 STREET DEDICATIONS
SHEET NO. 1 OF 1
CALCULATED BY W.J.M. DATE
CHECKED BY DATE
SCALE 1" = 60'



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