

When recorded mail to:

6-26-81
1981-120318
120318

FOR RECORDER'S OFFICE USE ONLY

Project: Surplus City Property
Down's Subdivision

QUITCLAIM DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, the CITY OF RIVERSIDE, a Municipal Corporation, does hereby remise, release, and forever quitclaim to CHARLES D. HULEN and CATHERINE HULEN, husband and wife as joint tenants,

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

All that portion of an unnamed street as shown on the map of Down's Subdivision, recorded in Book 9, Page 46 of Maps, records of San Bernardino County, California, more particularly described as follows:

BEGINNING at the most northerly corner of that certain parcel of land conveyed to Rosalind D. Reeve as Parcel 1 by deed recorded December 6, 1965, as Instrument No. 136993 of Official Records of Riverside County; said corner being the beginning of a non-tangent curve with a radius of 316.50 feet and concaving southeasterly; the radial line of said non-tangent curve at said corner bears North 24° 26' 23" West;

THENCE Southwesterly to the left along said non-tangent curve an arc length of 78.99 feet, thru a central angle of 14° 17' 57" to the beginning of a compound curve with a radius of 916.50 feet and concaving southeasterly; the radial line of said compound curve at said beginning bears North 38° 44' 20" West;

THENCE Southwesterly to the left along said compound curve an arc length of 133.93 feet, thru a central angle of 08° 22' 21" to a point in the northeasterly right of way line of Escondido Freeway (Route 60); said point being the beginning of a non-tangent curve with a radius of 400.00 feet and concaving northeasterly; the radial line of said non-tangent curve at said point bears South 31° 01' 51" West;

THENCE Northwesterly to the right along said curve an arc length of 20.63 feet, thru a central angle of 02° 57' 19" to the southeasterly boundary of Roquet Tract, as shown by map on file in Book 21, Page 86 of Maps, records of said Riverside County;

THENCE North 44° 04' 17" East, along said southeasterly

GRANTOR'S COPY

663

boundary 80.93 feet to the most southerly corner of Lot 15 of said Down's Subdivision;

THENCE North 46° 10' 50" East, along the southeasterly line of said Lot 15 a distance of 61.94 feet to an angle point in said southeasterly line of Lot 15;

THENCE North 61° 22' 08" East, along said southeasterly line of Lot 15 and along the southeasterly line of Lot 14 of said Down's Subdivision a distance of 77.49 feet to a point in the southwesterly line of Down Street; said point being the beginning of a non-tangent curve with a radius of 170.00 feet and concaving southwesterly; the radial line of said non-tangent curve at said point bears North 47° 41' 17" East;

THENCE Southeasterly to the right along said curve an arc length of 21.60 feet, thru a central angle of 07° 16' 50" to the point of beginning.

Area - 4,699.71 square feet.

DEPARTMENT OF PUBLIC WORKS
APPROVAL
BY *[Signature]* 6/17/87 BY *[Signature]*
SURVEYOR

CITY OF RIVERSIDE, a Municipal Corporation

Dated _____ 19__

By _____ Mayor

GRANTOR'S COPY

Attest _____ City Clerk

STATE OF CALIFORNIA) ss.
COUNTY OF RIVERSIDE)

On this _____ day of _____ 19__ , before me a Notary Public in and for said County and State, personally appeared _____ Mayor, and _____ City Clerk of the City of Riverside, California, the municipal corporation described in and which executed the within instrument, and acknowledged to me that such municipal corporation executed the same.

IN WITNESS WHEREOF I have hereunto set my hand and affixed my official seal the day and year in the certificate first above written.

Notary Public in and for the County of Riverside, State of California

663

