

When recorded mail to:

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

COPY of Document Recorded
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County Recorder
RIVERSIDE COUNTY, CALIFORNIA

FOR RECORDER'S OFFICE USE ONLY

Project: PMW-40-878

GRANT DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, the CITY OF RIVERSIDE, a municipal corporation, does hereby grant to ROBERT E. BERTHEOLA and JUANITA M. BERTHEOLA, husband and wife, as joint tenants, the real property in the City of Riverside, County of Riverside, State of California, described as follows:

That portion of Parcel 2 of Parcel Map 16740 as shown by map on file in Book 104 of Parcel Maps, at Pages 38 and 39 thereof, records of said County described as follows:

BEGINNING at the most southerly corner of Lot 1 of Tract 3488, as shown by map on file in Book 58 of Maps, Pages 42 through 44 thereof, records of Riverside County, California, described as follows:

THENCE North 32° 52' 00" West, along the southwesterly line of said lot, a distance of 105.00 feet, to the southeasterly line of Lot 2 of said Tract 3488;

THENCE South 57° 08' 00" West, along said southeasterly line, a distance of 48.00 feet, to the most southerly corner of said Lot 2;

THENCE South 53° 39' 00" East, along the southeasterly prolongation of the southwesterly line of said Lot 2, a distance of 112.27 feet, to the beginning of a non-tangent curve, concave northwesterly, having a radius of 967.00 feet, a radial line at said beginning bears South 32° 22' 59" East;

THENCE Northeasterly, along said curve, a distance 8.16 feet, through a central angle of 0° 29' 01", to the POINT OF BEGINNING.

Area: 2,947.7 square feet

DESCRIPTION APPROVAL 6/10/88
Walter R. Ayco by _____
SURVEYOR, CITY OF RIVERSIDE

Dated June 27, 1988

CITY OF RIVERSIDE,
a municipal corporation

By Ab Brown
Mayor

Attest Alice A. Hare
City Clerk

APPROVED AS TO FORM

Robert A. Adams 6/24
ASST. CITY ATTORNEY

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE) ss.

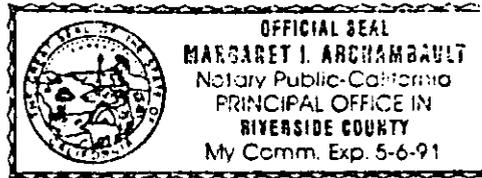
On this 27th day of June, in the year 1988, before me,
Margaret I. Archambault a Notary Public in
and for said County and State, personally appeared Ab Brown and
Alice A. Hare personally known to me to

be the persons who executed this instrument as Mayor and City Clerk of the City
of Riverside, a municipal corporation, and acknowledged to me that the municipal
corporation executed the same.

Witness my hand and official seal.

Margaret I. Archambault
Notary Public in and for said State

311.6/m - SURVEY.609/n



LOT 3

PAR. 2
PMB 104/89

LOT 2

3488
M.B. 58/42-0A

LANE

EXIST. WIRE FENCE

N 40° 02' 00" E (RAD)
S 37° 08' 00" W
48.00'

TRACT

EXISTING BUILDING

R = 250.00'
Δ = 3° 50' 52"
L = 19.48'

LA PAZ

NEW LOT LINE

S 32° 22' 59" E (RAD)
N 82° 52' 00" W (RAD)
NEW LOT LINE 103.00'

P.O.B.

LOT 1
0.257 ACRES

N 40° 07' 08" W
56.22'

R = 267'
Δ = 4° 05' 01"
L = 68.02'

R = 25.00'
Δ = 85° 33' 08"
L = 80.86'

① R = 267'
Δ = 20° 29' 01"
L = 8.16'

N 36° 20' 00" W (RAD.)

BUBBLING WELL ROAD

• CITY OF RIVERSIDE, CALIFORNIA •

RF
PR 0/00

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" = 30'

DRAWN BY R.C.E. DATE ___/___/88

SUBJECT FAIRPOINT PARK EXPANSION