

118812

When recorded mail to:

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

FREE RECORDING

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

RECEIVED FOR RECOT)

AT 2:00 O'CLOCK P.M.

APR 14 1989

Recorded in Official Records of Riverside County, California

William J. Farnsworth
Recorder

Fees \$

FOR RECORDER'S OFFICE USE ONLY

Project: R-17-856 & R-6-889
5963 Arlington Avenue

12401

GRANT DEED

CLEARWATER DEVELOPMENT CORPORATION, a California corporation, Grantor, FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, does 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:

That portion of the Southwest 1/4 of the Southwest 1/4 of Section 32, Township 2 South, Range 5 West, San Bernardino Meridian, according to the Official United States Government Survey, described as follows:

BEGINNING at the northeasterly corner of Lot "D" of Tract No. 2327, on file in Book 47, Pages 97 thru 99 of Maps, records of said Riverside County; said corner being in a line which is parallel with and distant 55.00 feet northerly as measured at right angles from the centerline of Arlington Avenue;

THENCE North 89° 33' 10" East, along said parallel line 413.56 feet to the beginning of a non-tangent curve concaving northwesterly and having a radius of 31.50 feet; the radial line to the beginning of said curve bears South 33° 10' 22" East;

THENCE northeasterly along said curve an arc length of 24.70 feet thru a central angle of 44° 55' 36" to a point of cusp of a tangent curve concaving easterly and having a radius of 183.00 feet; the radial line thru said point bears North 78° 05' 58" West;

THENCE southerly to the right along said curve with a radius of 183.00 feet an arc length of 39.44 feet thru a central angle of 12° 20' 52";

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THENCE South 0° 26' 50" East, 2.63 feet to the southerly line of Arlington Avenue; the preceding two courses being along the westerly line of Hillside Avenue; said southerly line of Arlington Avenue being parallel with and distant 33.00 feet northerly as measured at right angles from said centerline of Arlington Avenue;

THENCE South 89° 33' 10" West, along said southerly line 434.57 feet to the easterly line of said Lot "D";

THENCE North 27° 09' 10" East, along said easterly line 24.83 feet to the POINT OF BEGINNING;

EXCEPTING THEREFROM all those portions as conveyed to the City of Riverside by Grant Deed recorded September 29, 1975, Instrument No. 119068, Grant Deed recorded January 9, 1981, Instrument No. 4366 and Grant Deed recorded January 9, 1981, Instrument No. 4367 of Official Records of said Riverside County.

Area - 0.192 of an acre (net).

Dated 3/29/89

CLEARWATER DEVELOPMENT
CALIFORNIA DEVELOPMENT CORPORATION,
a California corporation

By [Signature]

Title PRESIDENT

By _____

Title _____

APPROVED AS TO FORM
Robert A. Laws
ASST. CITY ATTORNEY

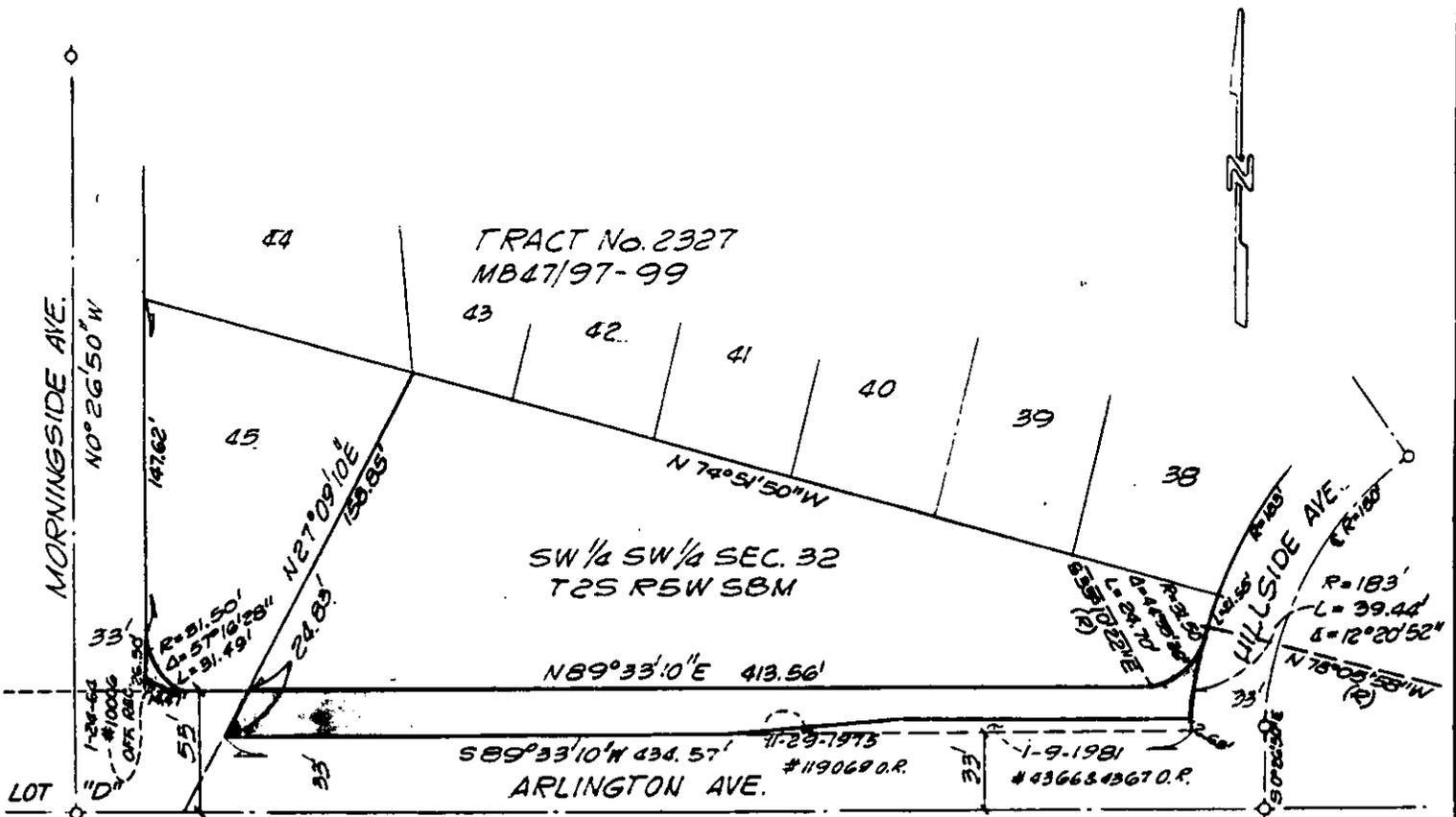
0005u - 0483u/k
03/13/89

DESCRIPTION APPROVAL 3/14/89
George P. Hutchinson
SURVEYOR, CITY OF RIVERSIDE



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• 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

4/10-e

SCALE: 1" = 80'

DRAWN BY GS DATE 3/10/89

SUBJECT R-17-856 & R-6-889