

289514

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 RECORD
AT 8:00 O'CLOCK

AUG 5 1992

Recorded in Official Records of Riverside County, California

Recorder
Fees \$

Project: Sycamore Canyon
Park Acquisition

FOR RECORDER'S OFFICE USE ONLY

No transfer tax

GRANT DEED

SPECTRUM ASSOCIATES NO. 1, a California general partnership, Grantor, FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, does hereby grant to the CITY OF RIVERSIDE, a municipal corporation, the real property as described in Exhibit "A" attached hereto and incorporated herein by this reference, located in the City of Riverside, County of Riverside, State of California.

Dated July 11, 1992

SPECTRUM ASSOCIATES NO. 1,
a California general partnership

By [Signature]

Title General Partner

By [Signature]

Title General Partner

APPROVED AS TO FORM

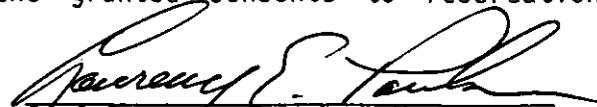
[Signature]
ASST. CITY ATTORNEY

SAD050918-43

CONSENT TO RECORDATION

THIS IS TO CERTIFY that the interest in real property conveyed by the within instrument to the City of Riverside, California, a 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. 14883 of said City Council adopted January 25, 1983, and the grantee consents to recordation thereof by its duly authorized officer.

Dated 8/4/92


Patricia E. Smith
Real Property Services Manager
of the City of Riverside

1551u/a

EXHIBIT "A"

289514

PARCEL 1

That portion of Parcel 73 of Parcel Map No. 24535, as shown by map on file in Book 162 of Parcel Maps at pages 84 through 90 inclusive thereof, Records of Riverside County, California, described as follows:

Beginning at the northwest corner of said Parcel 73;

Thence South 00° 29' 09" East along the west line of said Parcel 73, a distance of 1313.72 feet to the southwest corner thereof;

Thence North 89° 28' 00" East along the south line of said Parcel 73, a distance of 1337.60 feet to an angle point therein;

Thence North 00° 09' 42" East along the boundary line of said Parcel 73 and along the west lines of Parcels 40 and 39 of said Parcel Map No. 24535, a distance of 568.18 feet to a point which bears South 00° 09' 42" West 59.99 feet from the northwest corner of said Parcel 39, said point being in a non-tangent curve, concave to the east, having a radius of 60.00 feet, the radial line at said point bears South 00° 55' 17" West;

Thence westerly, northerly and easterly along said curve, to the right, through a central angle of 178° 28' 50", an arc distance of 186.90 feet to a point in said boundary line of Parcel 73, the radial line at said point bears North 00° 35' 53" West;

Thence North 00° 09' 42" East along said boundary line, a distance of 628.31 feet to an angle point therein;

Thence South 89° 20' 35" West along the north line of said Parcel 73, a distance of 1330.20 feet to the point of beginning.

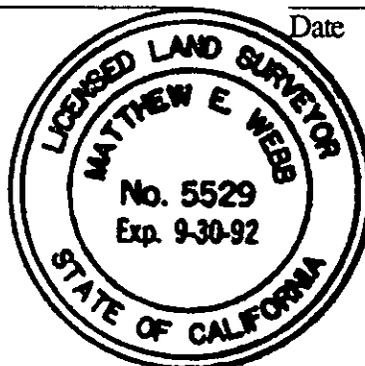
PREPARED UNDER MY SUPERVISION:

Matthew E. Webb

Matthew E. Webb, L.S. 5529

3/31/92
Date

Prepared By: *[Signature]*
Checked By: *[Signature]*



DESCRIPTION APPROVAL 4/2/92
George P. Hutchinson by *WF*
SURVEYOR, CITY OF RIVERSIDE

289514

EXHIBIT "B"

N.00°29'08"E. 1313.72'

40.138 AC.

73

PARCEL MAP
NO. 24535

N.89°28'00"E. 1357.60'

N.89°20'56"E. 1350.20'

PMB 162 / 84-90

A = 178°28'50"
R = 60.00
L = 186.90

N.00°55'17"E. (R)

N.00°35'53"W (R)

N.00°09'42"E. 568.18

N.00°09'42"E. 628.31

30'

40

39

79



CITY OF RIVERSIDE

11/28-2

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

90-3000
04

SCALE: 1" = 300'

DRAWN BY SJH DATE 3/6/91

SUBJECT: SYCAMORE CANYON PARK ACQUISITION

13338 (c)