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When recorded mail to:

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

RECEIVED FOR RECORD
AT 8:00 O'CLOCK

JAN 22 1996

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

Recorded in Official Records
of Riverside County, California
Recorder
Fees \$

FOR RECORDER'S OFFICE USE ONLY

Project: Fourteenth Street Widening
Main St. Parcel

13922

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SL

GRANT DEED

HEIN H. DE WIT and PEGGY G. DE WIT, husband and wife as community property, as Grantors, FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do hereby grant to the CITY OF RIVERSIDE, a municipal corporation of the State of California, as Grantee, its successors and assigns, 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 1/10/96

Hein H. de Wit
HEIN H. DE WIT
Peggy G. de Wit
PEGGY G. DE WIT

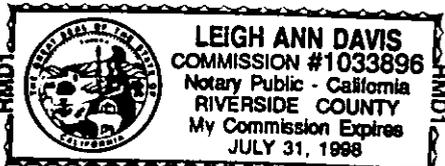
GENERAL ACKNOWLEDGEMENT

State of California
County of Riverside ss

On 1/15/96, before me Leigh Ann Davis
(date) (name)

a Notary Public in and for said State, personally appeared
Hein H. Dewit and Peggy G. Dewit
Name(s) of Signer(s)

personally known to me - OR - proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that ~~he/she/they~~ executed the same in ~~his/her/their~~ authorized capacity(ies), and that by ~~his/her/their~~ signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



WITNESS my hand and official seal.

Leigh Ann Davis
Signature

OPTIONAL SECTION

CAPACITY CLAIMED BY SIGNER

- () Attorney-in-fact
- () Corporate Officer(s)

Title _____

Title _____

- () Guardian/Conservator
- (X) Individual(s)
- () Trustee(s)
- () Other

- () Partner(s)
- () General
- () Limited

The party(ies) executing this document is/are representing:

CERTIFICATE OF ACCEPTANCE
(Government Code Section 27281)

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. 18233 of said City Council adopted May 11, 1993, and the grantee consents to recordation thereof by its duly authorized officer.

Dated 1/22/96 _____

CITY OF RIVERSIDE

[Signature]

Real Property Services Manager
of the City of Riverside

APPROVED AS TO FORM

[Signature]

Stan T. Yamamoto, City Attorney

EXHIBIT "A"
CONVEYANCE TO CITY FROM DE WIT

All that portion of Lot 1 in Block 3 of Victoria Place, as shown by map on file in Book 5, Page 55 of Maps, records of said San Bernardino County, California, described as follows:

COMMENCING at the intersection of the centerline of Fifteenth Street with the centerline of Main Street as shown by Parcel Map on file in Book 19, Page 98 of Parcel Maps, records of Riverside County, California;

THENCE North 29°30'01" East, along said centerline of Main Street, a distance of 568.52 feet to the beginning of a tangent curve concaving southeasterly and having a radius of 500.00 feet as shown on said Parcel Map;

THENCE North 60°29'59" West, a distance of 33.00 feet to the southwesterly terminus of that certain curve having a radius of 533.00 feet as described in deed to the City of Riverside by document recorded February 3, 1978, as Instrument No. 22413 of Official Records of said Riverside County, and the **POINT OF BEGINNING** of the parcel of land being described;

THENCE North 29°30'01" East, parallel with the northeasterly prolongation of the previously described portion of said centerline of Main Street, a distance of 68.71 feet to the beginning of a non-tangent curve concaving westerly, having a radius of 41.50 feet and from which the radius bears North 74°57'08" West;

THENCE northerly to the left along said curve through a central angle of 6°06'40" an arc length of 4.43 feet to the southerly line of that certain parcel of land described in deed to the City of Riverside by document recorded May 24, 1911, in Book 327, Page 340, et seq., of Deeds, records of said Riverside County;

THENCE North 89°59'00" East, along said southerly line, a distance of 3.67 feet to a line parallel with and distant 72.00 feet southwesterly, as measured at right angles, from the centerline of Fourteenth Street as shown by said Parcel Map;

THENCE South 60°17'09" East, along said parallel line, a distance of 0.90 of a foot to the southeasterly line of said Lot 1;

THENCE South 29°24'51" West, along said southeasterly line, a distance of 19.95 feet to the most northerly corner of said parcel of land described in deed recorded February 3, 1978; said corner being the beginning of a non-tangent curve concaving southwesterly, having a radius of 533.00 feet and from which the radius bears South 54°36'17" East;

THENCE southwesterly to the right along said curve through a central angle of

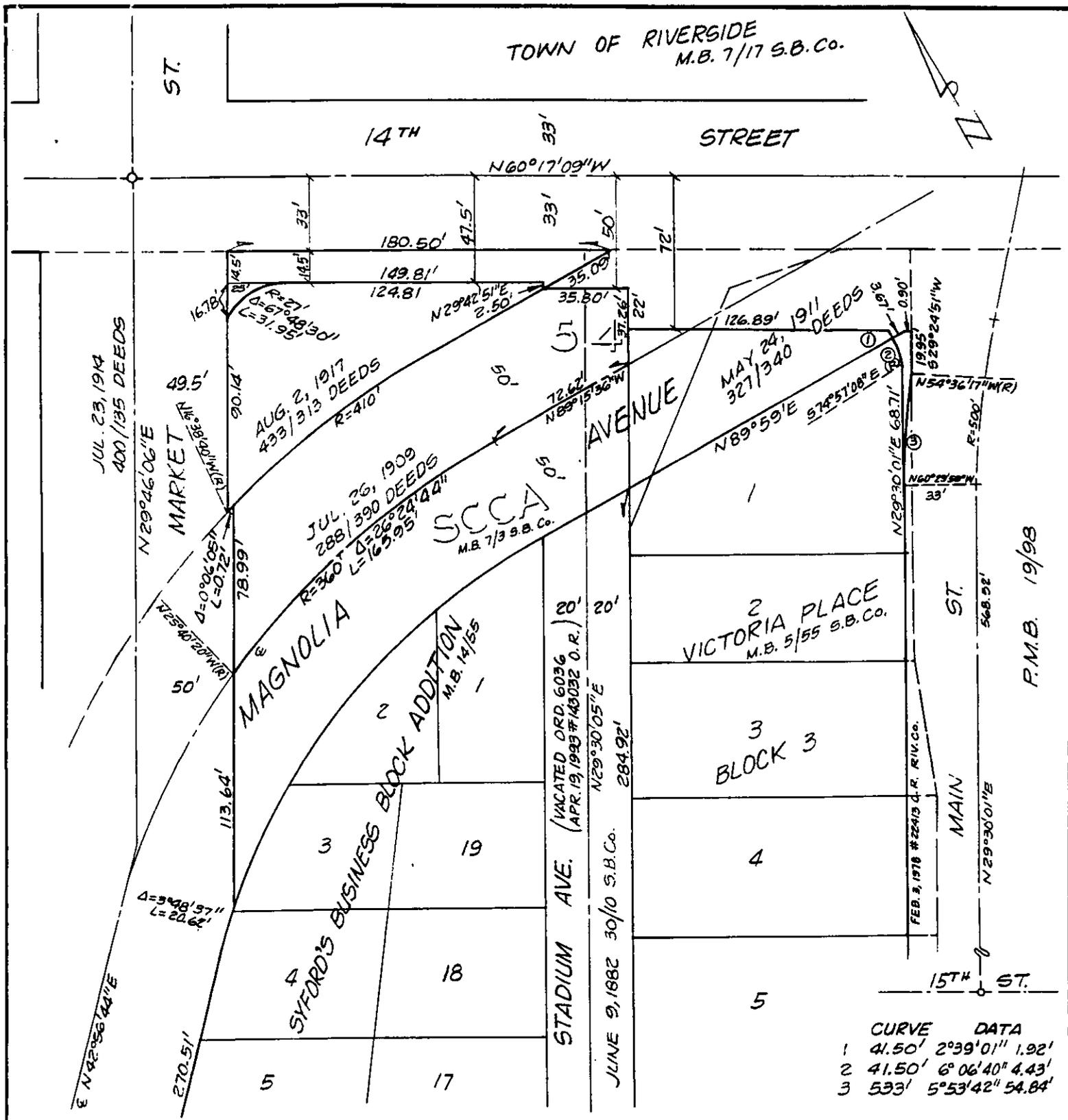
5°53'42" an arc length of 54.84 feet to the POINT OF BEGINNING.

Area - 109.5 square feet, more or less.

This description was prepared by me or under my direction in conformance with the requirements of the Land Surveyors Act.



Mark S. Brown 3/5/75 Prep. Eq
Mark S. Brown, L.S. 5655 Date
License Expires 9/30/95



• CITY OF RIVERSIDE, CALIFORNIA •

39-2

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

2/3

SCALE: 1" = NTS

DRAWN BY K₉₂ DATE 3/17/95

SUBJECT VAC-1-801 - 14TH ST. WIDENING