

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 23 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

13923

Project: Fourteenth Street Widening

13923

GRANT DEED

HALLETT M. NEWMAN, THELMA E. NEWMAN and RALPH WEAVER NEWMAN, 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 12 Jan 96

Hallett M. Newman  
HALLETT M. NEWMAN

Thelma E. Newman  
THELMA E. NEWMAN

Ralph Weaver Newman  
RALPH WEAVER NEWMAN

APPROVED AS TO FORM  
Carolyn Confer 111996  
CAROLYN CONFER  
ASSISTANT CITY ATTORNEY

GENERAL ACKNOWLEDGEMENT

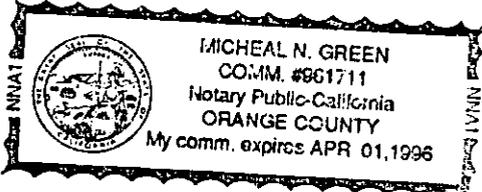
State of California }  
County of Riverside } ss

On 1-12-96, before me Michael N. Green  
(date) (name)

a Notary Public in and for said State, personally appeared

Hallett M. Newman and Thelma E. Newman  
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.

Michael N. Green  
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 1/23/96

CITY OF RIVERSIDE

Hallett M. Head  
Real Property Services Manager  
of the City of Riverside

GENERAL ACKNOWLEDGEMENT

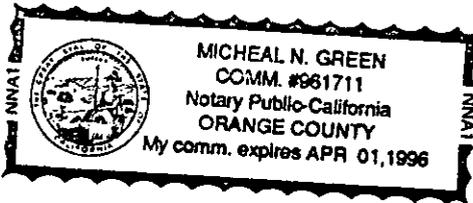
State of California }  
County of Orange } ss

On 1-17-96, before me Michael N. Green  
(date) (name)

a Notary Public in and for said State, personally appeared

Ralph Weaver Newmat  
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.

Michael N. Green  
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- ( ) Guardian/Conservator
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- ( ) Trustee(s)
- ( ) Other

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

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

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

EXHIBIT "A"  
FOURTEENTH STREET WIDENING

That portion of Lots 4 and 5 of the lands of the S.C.C. Association, as shown by map on file in Book 7, Page 3 of Maps, records of San Bernardino County, California, described as follows:

**PARCEL 1**

**BEGINNING** at the point of intersection of the southwesterly line of Fourteenth Street, as shown by map of the Town of Riverside, on file in Book 7, Page 17 of Maps, records of said San Bernardino County, with the southeasterly line of that certain parcel of land described in deed to the City of Riverside by document recorded July 23, 1914, in Book 400, Page 135, et seq., of Deeds, records of Riverside County, California;

THENCE South  $60^{\circ}17'09''$  East, along said southwesterly line of Fourteenth Street, a distance of 180.50 feet to an intersection with a line parallel with and distant 50.00 feet northerly, as measured at right angles, from centerline of Magnolia Avenue, as shown by map of Syford's Business Block Addition, on file in Book 14, Page 55 of Maps, records of said Riverside County;

THENCE North  $89^{\circ}15'36''$  West, along said parallel line, a distance of 35.09 feet to a line parallel with and distant 17.00 feet southwesterly, as measured at right angles, from said southwesterly line of Fourteenth Street;

THENCE North  $29^{\circ}42'51''$  East, at right angle to said last mentioned parallel line, a distance of 2.50 feet to a line parallel with and distant 14.50 feet southwesterly, as measured at right angles, from said southwesterly line of Fourteenth Street;

THENCE North  $60^{\circ}17'09''$  West, along said last mentioned parallel line, a distance of 149.81 feet to said southeasterly line of the parcel of land described in said deed recorded July 23, 1914;

THENCE North  $29^{\circ}46'06''$  East, along said southeasterly line, a distance of 14.50 feet to the **POINT OF BEGINNING**.

Area - 2,433.2 square feet.

**PARCEL 2**

**COMMENCING** at the point of intersection of the southwesterly line of Fourteenth Street, as shown by map of the Town of Riverside, on file in Book 7, Page 17 of Maps, records of said San Bernardino County, with the southeasterly line of that certain parcel of land described in deed to the City of Riverside by document recorded July 23, 1914, in Book 400, Page 135, et seq., of Deeds, records of Riverside County, California;

THENCE South  $29^{\circ}46'06''$  West, along said southeasterly line, a distance of 14.50 feet to a line parallel with and distant 14.50 feet southwesterly, as measured at right angles, from

said southwesterly line of Fourteenth Street and the **POINT OF BEGINNING** of the parcel of land being described; said point also being the most westerly corner of **PARCEL 1** as described hereinabove;

THENCE South  $60^{\circ}17'09''$  East, along said parallel line, a distance of 25.00 feet to a point of cusp with a tangent curve concaving southerly and having a radius of 27.00 feet;

THENCE northwesterly to the left along said curve through a central angle of  $67^{\circ}48'30''$  an arc length of 31.95 feet to said southeasterly line of the parcel of land described in said deed recorded July 23, 1914;

THENCE North  $29^{\circ}46'06''$  East, along said southeasterly line, a distance of 16.78 feet to the **POINT OF BEGINNING**.

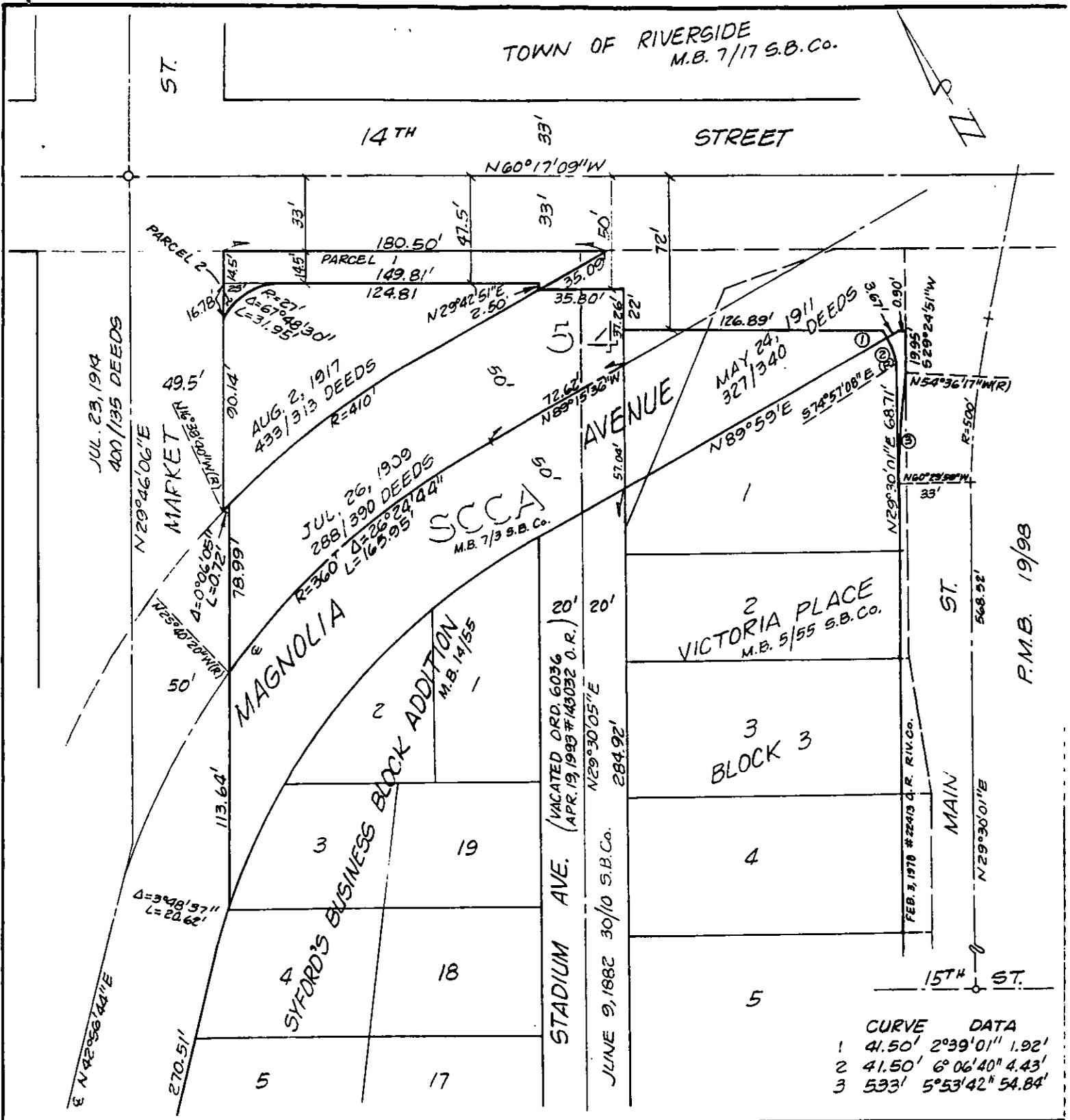
Area - 115.9 square feet.

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

Mark S. Brown 1/3/96 Prep. Kap  
 Mark S. Brown, L.S. 5655 Date  
 License Expires 9/30/99



TOWN OF RIVERSIDE  
M.B. 7/17 S.B. Co.



CURVE DATA

1	41.50'	2°39'01"	1.92'
2	41.50'	6°06'40"	4.43'
3	533'	5°53'42"	54.84'

• 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 1

2/13

SCALE: 1" = NTS

DRAWN BY Kgs DATE 3/17/95

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