

RECORDING REQUESTED BY CITY OF MURRIETA AND WHEN RECORDED MAIL TO

City of Murrieta
Attn: City Clerk
26442 Beckman Court
Murrieta, CA 92562

DOC # 2006-0185668
03/15/2006 08:00A Fee:NC
Page 1 of 6
Recorded in Official Records
County of Riverside
Larry W. Ward
Assessor, County Clerk & Recorder

MAIL TAX STATEMENTS TO

EXEMPT per GC6103



SPACE ABOVE THIS LINE FOR R

APN 369-383-002
359-383-003
357-383-004

Table with columns: M, S, U, PAGE, SIZE, DA, PCOR, NOCOR, SMF, MISC. and rows for A, R, L, COPY, LONG, REFUND, NCHG, EXAM.

GRANT DEED

The undersigned grantor(s) declare(s):

- Documentary transfer tax is \$ 0.00
( ) computed on full value of property conveyed, or
( ) computed on full value less value of liens and encumbrances remaining at time of sale.
( ) Unincorporated area: (x)City of Murrieta, and



FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

SCC/MURRIETA VALLEY, LLC

("Grantor"), hereby grants and conveys to

CITY OF MURRIETA, A MUNICIPAL CORPORATION ("Grantee"), together with the right to further grant or transfer the same to others, the following described real property in the City of Murrieta, County of Riverside, State of California. The legal description attached hereto as Exhibit "A" consisting of one page, is attached hereto and made a part hereof. Exhibit "B" consisting of three pages is attached for clarity only.

DATED Jan. 11, 2006

STATE OF CALIFORNIA )
ORANGE ) ss.
COUNTY OF RIVERSIDE )

SCC/MURRIETA VALLEY, LLC,
a Delaware limited liability company

On Jan 11 2006 before me,
ROSEMARIE DYVIG, Notary Public

personally appeared BRUCE ELIEFF

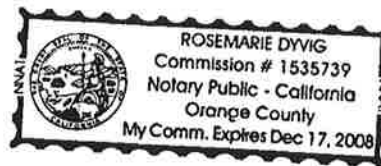
By: [Signature]

Bruce Elieff
Manager

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.
Signature [Signature]

(Seal)



**EXHIBIT "A"**  
**05-30419/DED-880**

BEING A PORTION OF LOTS 2 THROUGH 4, INCLUSIVE OF TRACT NO. 17510-1 IN THE CITY OF MURRIETA, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA AS FILED IN BOOK 171 AT PAGES 15 THROUGH 18 INCLUSIVE, OF MAPS IN THE RECORDER'S OFFICE OF SAID COUNTY, MORE PARTICULARLY DESCRIBED AS FOLLOWS;

BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 3;

THENCE ALONG THE WEST LINE OF SAID LOT 3 NORTH 00°39'28" WEST, 334.77 FEET TO THE SOUTHEAST CORNER OF SAID LOT 2;

THENCE ALONG THE NORTHERLY PROLONGATION OF SAID WEST LINE OF LOT 3 NORTH 00°39'28" WEST, 31.11 FEET TO A 1556.00 FOOT RADIUS NON-TANGENT CURVE CONCAVE SOUTHWESTERLY, A RADIAL LINE TO SAID POINT BEARS NORTH 09°59'10" EAST;

THENCE SOUTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 00°59'31", AN ARC LENGTH OF 26.94 FEET TO THE SOUTHEASTERLY LINE OF SAID LOT 2;

THENCE CONTINUING SOUTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 12°32'33", AN ARC LENGTH OF 340.62 FEET TO THE EASTERLY LINE OF SAID LOT 3;

THENCE CONTINUING SOUTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 04°55'20", AN ARC LENGTH OF 133.67 FEET;

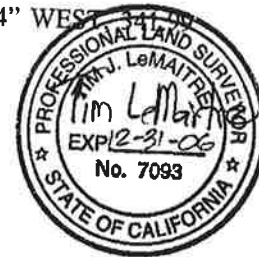
THENCE SOUTH 61°33'26" EAST, 298.65 FEET TO THE BEGINNING OF A 1044.00 FOOT RADIUS CURVE CONCAVE NORTHEASTERLY;

THENCE SOUTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 10°41'01", AN ARC LENGTH OF 194.67 FEET TO THE SOUTH LINE OF SAID LOT 4;

THENCE ALONG THE SOUTH LINE OF SAID LOT 4 NORTH 88°56'04" WEST, 566.64 FEET TO THE SOUTHWEST CORNER THEREOF;

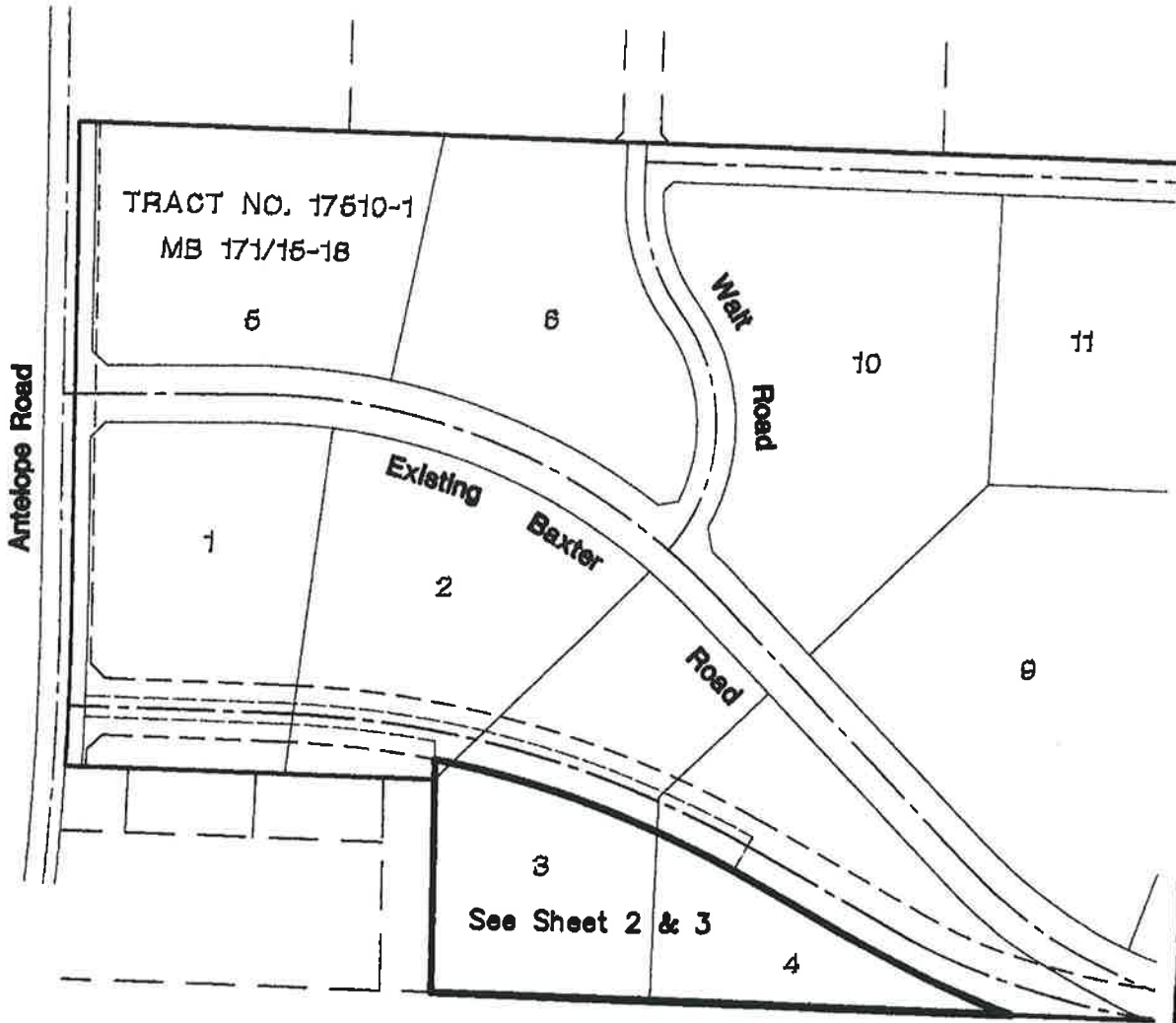
THENCE ALONG THE SOUTH LINE OF SAID LOT 3 NORTH 88°56'04" WEST, 541.00 FEET TO THE POINT OF BEGINNING;

CONTAINING 184,808 SQUARE FEET OR 4.24 ACRES, MORE OR LESS.



# EXHIBIT "B"

05-30419/DED-880



## INDEX MAP

SEC. 26, T6S, R3W

**V.S.L. engineering**

40935 County Center Drive, Temecula, CA., 92591

CIVIL ENGINEERS  
LAND SURVEYORS, PLANNERS

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT PART OF THE WRITTEN DESCRIPTION THEREIN.

SHEET 1 OF 3

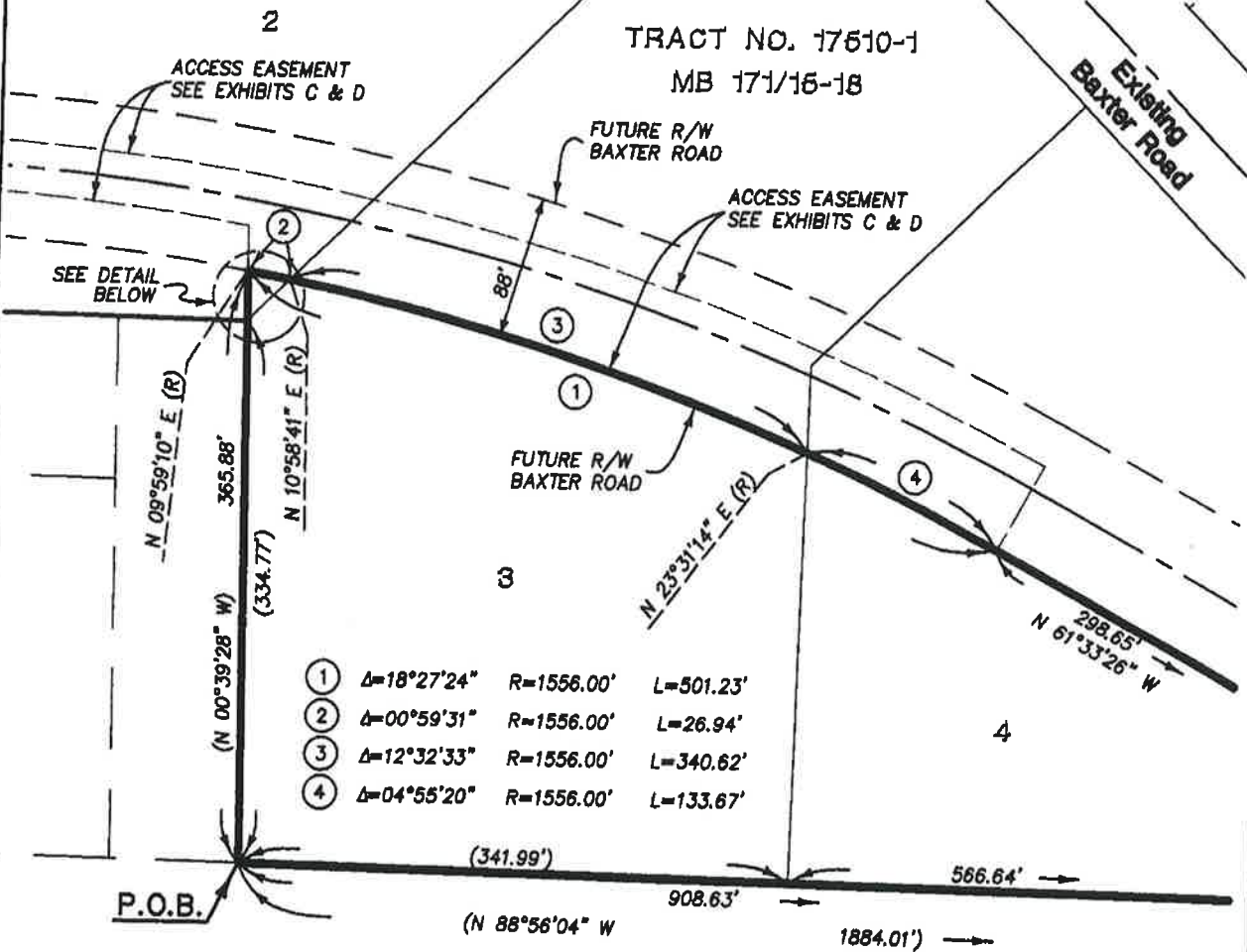
SCALE: 1" = 250' DRAWN BY TJL DATE 11/18/05

### EXHIBIT

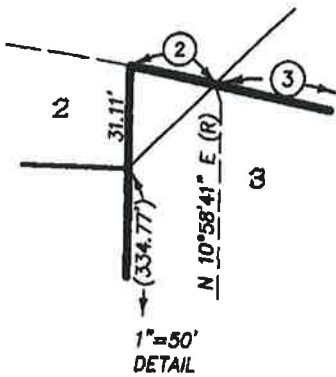
# EXHIBIT "B"

05-30419/DED-880

TRACT NO. 17510-1  
MB 171/15-18



①	$\Delta=18^{\circ}27'24''$	$R=1556.00'$	$L=501.23'$
②	$\Delta=00^{\circ}59'31''$	$R=1556.00'$	$L=26.94'$
③	$\Delta=12^{\circ}32'33''$	$R=1556.00'$	$L=340.62'$
④	$\Delta=04^{\circ}55'20''$	$R=1556.00'$	$L=133.67'$



( ) DENOTES RECORD DATA PER  
TRACT NO. 17510-1  
MB 171/15-18



SEC. 26, T6S, R3W

**V.S.L. engineering**  
40935 County Center Drive, Temecula, CA., 92591

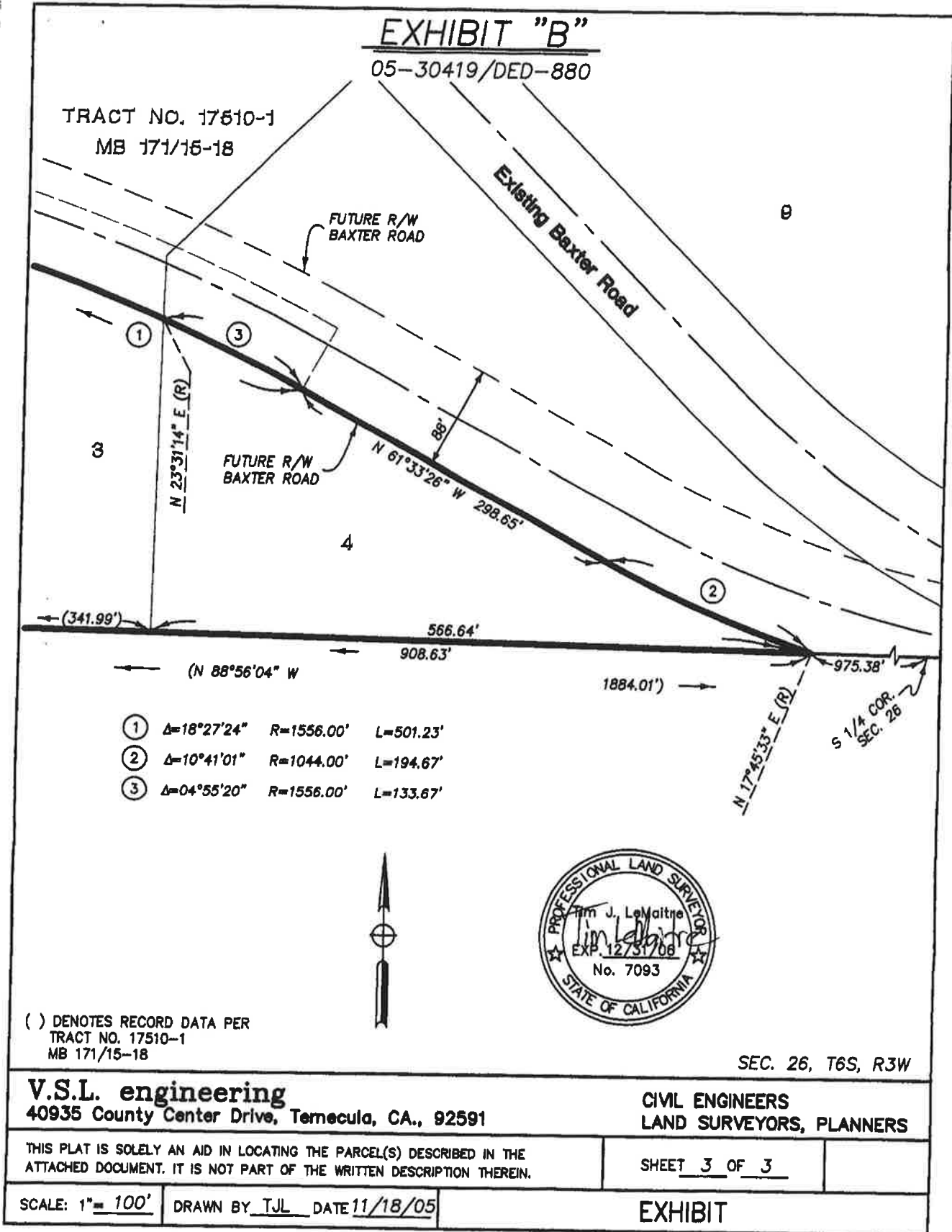
CIVIL ENGINEERS  
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SHEET 2 OF 3

SCALE: 1"= 100' DRAWN BY T.J.L. DATE 11/18/05

EXHIBIT



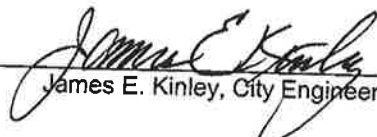
# CITY OF MURRIETA

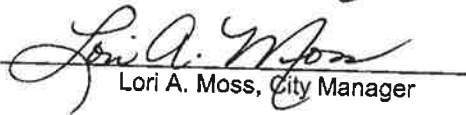
## CERTIFICATE OF ACCEPTANCE

THIS IS TO CERTIFY that the interest in real property conveyed by the grant deed dated January 11, 2006 by Bruce Elieff, Manager SCC/MURRIETA VALLEY, LLC, to the City of Murrieta, a political corporation, is hereby accepted by the undersigned of said City on behalf of the City Council of said City and in accordance with City Council Resolution No. 92-125, and the grantee consents to recordation thereof by its duly authorized officer.

Dated: 2/7/06

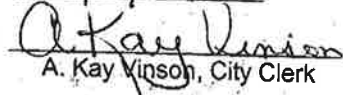
CITY OF MURRIETA

Recommended:   
Approval James E. Kinley, City Engineer

Approval:   
Lori A. Moss, City Manager

CITY OF MURRIETA  
Attested:

Date 2/7/06

By:   
A. Kay Vinson, City Clerk

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