

BOOK 7326 PAGE 681

G4 Return to: City of Garden Grove - City Hall
attn: Garden Grove, Calif.
13191 Acacia DEED OF GIFT

RECORDED AT REQUEST OF
TITLE INS. & TRUST CO.
IN OFFICIAL RECORDS OF
ORANGE COUNTY, CALIF.
8:00 AM DEC 2 1964
I. WYLLIE CARLILE, County Recorder

1168
FREE

GARDEN GROVE-WILLOWICK RECREATIONAL FACILITY,

INC., a corporation, Grantor, does by these presents grant to CITY OF GARDEN GROVE, a municipal corporation, Grantee, its successors and assigns forever, all of its right, title and interest in and to that certain real property in the County of Orange, State of California, described as follows:

T1 364025

PARCEL 1. The east half of the southeast quarter of the northwest quarter and the southwest quarter of the northeast quarter of section 10, Township 5 South, Range 10 West, in the Rancho Las Bolsas, partially in the city of Garden Grove, and partially in the city of Santa Ana, as shown on a map thereof recorded in book 51 page 12 of Miscellaneous maps, records of said Orange County.

EXCEPT that portion thereof lying northeasterly of the southwesterly line of the land conveyed to Pacific Electric Railway Company, by deed dated January 28, 1905, and recorded in book 122 page 328, Deeds, records of said Orange County.

ALSO EXCEPT THEREFROM one-half of all oil, gas and other hydrocarbons in place or otherwise.

PARCEL 2. The west 60 acres of the south half of the northwest quarter of section 10, Township 5 South, Range 10 West, in the Rancho Las Bolsas, in the city of Santa Ana, as shown on a map thereof recorded in book 51 page 12 of Miscellaneous Maps, records of said Orange County.

EXCEPT THEREFROM the west 45 acres.

PARCEL 3. That portion of the northwest quarter of the southeast quarter of section 10, Township 5 South, Range 10 West, in the Rancho Las Bolsas, in the city of Santa Ana, as shown on a map thereof recorded in book 51 page 12 of Miscellaneous Maps, records of said Orange County, bounded and described as follows:

Beginning at the intersection of the one-half section line running East and West through said section 10 with the westerly line of the right of way of the Santa Ana River through the Newbert Protection District as conveyed by the First Street Land and Improvement Company, a corporation, to the Newbert Protection District, by deed recorded in book 194 page 169, Deeds, records of said Orange County, and running thence westerly along said one-half section line to the northwest corner of the east one-half of the northwest quarter of the

Pass 1 thru 5;
7 thru 16
vesting

northwest quarter of the southeast quarter of said section 10; thence South 10 chains to the southwest corner of said east one-half of the northwest quarter of the northwest quarter of the southeast quarter of said section 10; thence West 5 chains to the northwest corner of the southwest quarter of the northwest quarter of the southeast quarter of said section 10; thence South 20.00 feet; thence East, on a line parallel with and 20.00 feet south of the north line of the south one-half of the northwest quarter of the southeast quarter of said section 10, 251.04 feet; thence South 143.73 feet; thence East 79.00 feet; thence South to a line parallel with and 290.00 feet northerly measured at right angles, from the center line of 5th Street, 60.00 feet wide, as said street existed November 28, 1949; thence easterly along said parallel line, 78.96 feet; thence North to a line which is parallel with and 20.00 feet south of the north line of the south half of the northwest quarter of the southeast quarter of said section 10; thence easterly along said parallel line to the westerly line of said River right of way; thence northeasterly along said westerly line to the point of beginning.

EXCEPT therefrom that portion thereof described as follows:

Beginning at the southwest corner of the east half of the northwest quarter of the northwest quarter of the southeast quarter of said section 10, and thence North $0^{\circ} 32' 50''$ West along the west line of said east half of the northwest quarter of the northwest quarter of the southeast quarter of section 10, 525.00 feet; thence North $89^{\circ} 31' 40''$ East 75.00 feet to the true point of beginning of the lot herein to be described; thence North $0^{\circ} 32' 50''$ west 30.00 feet; thence North $89^{\circ} 31' 40''$ East 30.00 feet; thence South $0^{\circ} 32' 50''$ East 30.00 feet; thence South $89^{\circ} 31' 40''$ West 30.00 feet to the true point of beginning.

PARCEL 4. Beginning at a point 409.00 feet east from a point 20.00 feet south of the northwest corner of the southwest quarter of the northwest quarter of the southeast quarter of section 10, Township 5 South, Range 10 West, in the Rancho Las Bolsas, in the city of Santa Ana, as shown on a map thereof recorded in book 51 page 12 of Miscellaneous Maps, in the office of the county recorder of said county, and thence East 474.00 feet, more or less, to the westerly line of the right of way of the Santa Ana River through the Newbert Protection District;

thence southwesterly along said westerly line to a line parallel with and 290.00 feet northerly measured at right angles, from the center line of 5th Street, 60.00 feet wide, as said street existed November 28, 1949; thence westerly along said parallel line to a point directly South of the point of beginning; thence North to the point of beginning.

EXCEPT THEREFROM all oil, gas, minerals and any other hydrocarbon substances, in, on or under the north 350.00 feet of said land.

PARCEL 5. The northeast quarter of the southwest quarter of section 10, Township 5 South, Range 10 West, in the Rancho Las Bolsas, in the city of Santa Ana, as shown on a map recorded in book 51 page 12 of Miscellaneous Maps, records of said Orange County.

EXCEPT THEREFROM the south 170.00 feet.

ALSO EXCEPT THEREFROM the east 135.00 feet.

ALSO EXCEPT THEREFROM the following:

Beginning at a point on the north line of Tract No. 447, as shown on a map thereof recorded in book 17 page 12 of Miscellaneous Maps, in the office of the county recorder of said county, said point being 170.00 feet northerly and 135.00 feet westerly from the southeast corner of the northeast quarter of the southwest quarter of section 10; thence northerly parallel with the east line of the northeast quarter of the southwest quarter of said section 10, 460.00 feet; thence westerly parallel with the south line of said section 10, 500.00 feet; thence southerly, parallel with the east line of the northeast quarter of the southwest quarter of said section 10, 183.00 feet to a point 447.00 feet north of the south line of the northeast quarter of the southwest quarter of said section 10; thence westerly parallel with the south line of the northeast quarter of the southwest quarter of said section 10, 685.00 feet to the west line of the northeast quarter of the southwest quarter of said section 10; thence southerly along said west line, 277.00 feet to the north line of said Tract No. 447; thence easterly along the north line of said Tract No. 447, 1185.00 feet to the point of beginning.

PARCEL 6. The west 30.00 feet of the north 277.00 feet of the south 447.00 feet of the northeast quarter of the southwest quarter of section 10, Township 5 South,

Range 10 West, in the Rancho Las Bolsas, in the city of Santa Ana, as shown on a map thereof recorded in book 51 page 12 of Miscellaneous Maps, records of said Orange County.

PARCEL 7. That portion of section 10, Township 5 South, Range 10 West, in the Rancho Las Bolsas, in the city of Santa Ana, as shown on a map thereof recorded in book 51 page 12 of Miscellaneous Maps, records of said Orange County, described as follows:

Beginning at the point of intersection of a line which is parallel with and 30.00 feet, northerly, measured at right angles, from the south line of the northwest quarter of the southeast quarter of said section 10, with the westerly line of the right of way of the Santa Ana River through the Newbert Protection District, thence running West along said parallel line 120.00 feet; thence North 260.00 feet; thence East 255.00 feet to the said westerly line of the right of way of the Santa Ana River; thence southwesterly along right of way line of the Santa Ana River to the point of beginning.

EXCEPT THEREFROM that portion of said property described as follows:

Beginning at the point of intersection of a line which is parallel with and 30.00 feet northerly, measured at right angles from the south line of the northwest quarter of the southeast quarter of said section 10, with the westerly line of the right of way of the Santa Ana River through the Newbert Protection District, running thence West along said parallel line, 45.00 feet; thence North 150.00 feet; thence East, parallel to the south line of the said northwest quarter of the southeast quarter of said section 10, to the said westerly line of the right of way of the Santa Ana River; thence southwesterly along said right of way of the Santa Ana River to the point of beginning.

PARCEL 8. The north 60.00 feet of the south 290.00 feet of the west 159.00 feet of the southwest quarter of the northwest quarter of the southeast quarter of section 10, Township 5 South, Range 10 West, in the Rancho Las Bolsas, in the city of Santa Ana, as shown on a map thereof, recorded in book 51 page 12 of Miscellaneous Maps, records of said Orange County.

PARCEL 9. That portion of the northwest quarter of the southeast quarter of section 10, Township 5 South, Range 10 West, in the Rancho Las Bolsas, in the city of Santa Ana, as shown on a map thereof recorded in book 51 page 12 of Miscellaneous Maps, records of said Orange County, described as follows:

Beginning at a point 120.00 feet west of the point of intersection of a line which is parallel with and 30.00 feet northly, measured at right angles, from the south line of the northwest quarter of the southeast quarter of said section 10, with the westerly line of the right of way of the Santa Ana River through the Newbert Protection District; and running thence North 260.00 feet; thence West 100.00 feet; thence South 260.00 feet to said parallel line; thence East 100.00 feet to the point of beginning.

PARCEL 10. That portion of the northwest quarter of the southeast quarter of section 10, Township 5 South, Range 10 West, in the Rancho Las Bolsas, in the city of Santa Ana, as shown on a map thereof recorded in book 51 page 12 of Miscellaneous Maps, records of said Orange County, described as follows:

Beginning at a point 220.00 feet west of the point of intersection of a line which is parallel with and 30.00 feet northerly, measured at right angles, from the south line of the northwest quarter of the southeast quarter of said section 10, with the westerly line of the right of way of the Santa Ana River through the Newbert Protection District; and running thence North 260.00 feet; thence West 69-1/2 feet; thence South 260.00 feet to said parallel line; thence East 69-1/2 feet to the point of beginning.

PARCEL 11. The west 159.00 feet of the southwest quarter of the northwest quarter of the southeast quarter of section 10, Township 5 South, Range 10 West, in the Rancho Las Bolsas, in the city of Santa Ana, as shown on a map recorded in book 51 page 12 of Miscellaneous Maps, in the office of the county recorder of said county.

EXCEPT THEREFROM the north 20.00 feet thereof.

ALSO EXCEPT THEREFROM the south 290.00 feet thereof.

PARCEL 12. The east 135.00 feet of the northeast quarter of the southwest quarter of section 10, Township 5 South, Range 10 West, in the Rancho Las Bolsas, city of Santa Ana, as shown on a map recorded in book 51 page 12 of Miscellaneous Maps, records of said Orange County.



EXCEPT THEREFROM the south 600.00 feet thereof.

PARCEL 13. The west half of the northwest quarter of the northwest quarter of the southeast quarter of section 10, Township 5 South, Range 10 West, in the Rancho Las Bolsas, in the city of Santa Ana, as shown on a map recorded in book 51 page 12 of Miscellaneous Maps, records of said Orange County.

PARCEL 14. The east 100.00 feet of the west 259.00 feet of the south 290.00 feet of the northwest quarter of the southeast quarter of section 10, Township 5 South, Range 10 West, in the Rancho Las Bolsas, in the city of Santa Ana, as shown on a map thereof recorded in book 51 page 12 of Miscellaneous Maps, in the office of the county recorder of said county.

PARCEL 15. The west 159.00 feet of the south 230.00 feet of the northwest quarter of the southeast quarter of section 10, Township 5 South, Range 10 West, in the Rancho Las Bolsas, in the city of Santa Ana, as shown on a map thereof recorded in book 51 page 12 of Miscellaneous Maps, records of said Orange County.

PARCEL 16. That portion of lot 23 of Tract No. 1022, in the city of Santa Ana, as shown on a map thereof recorded in Book 34 pages 20 and 21 of Miscellaneous Maps, records of said Orange County, together with portions of streets adjoining, more particularly described as follows:

Beginning at the southeast corner of lot 20 of Tract No. 2073, as shown on a map thereof recorded in book 74 pages 19 and 20 of Miscellaneous Maps, records of said Orange County, and running thence North 0° 28' 00" West, along the easterly boundary of said Tract No. 2073, and the northerly extension thereof, 630.41 feet to the center line of 11th Street, as shown on said map of Tract No. 1022; thence North 89° 42' 30" East along said center line, 81.56 feet to the east boundary of said Tract No. 1022; thence South 0° 28' 00" East along said east boundary, 660.41 feet to the center line of Hazard Avenue, as said center line is shown on said map of Tract No. 1022; thence South 89° 42' 30" West along said center line, 154.45 feet; thence North 0° 28' 00" West 30.00 feet to the south line of lot 20 of said Tract No. 2073; thence North 89° 42' 30" East along said south line, 72.88 feet to the point of beginning.

PARCEL 17: Lot 11 of Tract No. 447, in the city of Santa Ana, as shown on a map thereof recorded in book 17 page 12 of Miscellaneous Maps, records of said Orange County, together with that portion of the northeast quarter of the southwest quarter of section 10, Township 5 South, Range 10 West, in the Rancho Las Bolsas, as shown on a map thereof recorded in book 51 page 12 of Miscellaneous Maps, records of said Orange County, adjoining said lot 11 on the north, described as follows:

Beginning at the northeast corner of said lot 11; thence North parallel with the east line of said northeast quarter of the southwest quarter of said section 10, 460.00 feet; thence West parallel with the north line of said lot 11, 75.00 feet; thence South, parallel with said east line of the northeast quarter of the southwest quarter of said section 10, 460.00 feet to the northwest corner of said lot 11; thence East along the north line of said lot 11, 75.00 feet to the point of beginning.

PARCEL 18. The east 90.00 feet of the following:

Beginning at a point in the north line of Tract No. 447, in the city of Santa Ana, as shown on a map thereof recorded in book 17 page 12 of Miscellaneous Maps, records of said Orange County, said point being 170.00 feet northerly and 635.00 feet westerly from the southeast corner of the northeast quarter of the southwest quarter of section 10, Township 5 South, Range 10 West, in the Rancho Las Bolsas, as shown on a map recorded in book 51 page 12 of Miscellaneous Maps, records of said Orange County; thence northerly parallel with the east line of the northeast quarter of the southwest quarter of said section 10, 250.00 feet; thence westerly parallel with the south line of the northeast quarter of the southwest quarter of said section 10, 655.00 feet to a point 30.00 feet east of the west line of the northeast quarter of the southwest quarter of said section 10; thence southerly parallel to the west line of the northeast quarter of the southwest quarter of said section 10, 250.00 feet to the north line of Tract No. 447; thence easterly along the north line of Tract No. 447, 655 feet to the point of beginning.

PARCEL 19. Lot 14 of Tract No. 447, in the city of Santa Ana, as shown on a map thereof recorded in book 17 page 12 of Miscellaneous Maps, records of Orange County, together with that portion of the northeast quarter of the southwest quarter of section 10, Township 5 South, Range 10 West, in the Rancho Las Bolsas, as shown on a map thereof recorded in book 51 page 12 of Miscellaneous Maps, records of said Orange County, adjoining said lot 14 on the north, described as follows:

Beginning at the northeast corner of said lot 14; thence North 460.00 feet parallel with the east line of the northeast quarter of the southwest quarter of said section 10; thence West 75.00 feet parallel with the north line of said lot 14; thence South 460.00 feet parallel with the said east line to the northwest corner of said lot 14; thence East 75.00 feet to the point of beginning.

PARCEL 20. That portion of the southwest quarter of the northwest quarter of the southeast quarter of section 10, Township 5 South, Range 10 West, in the Rancho Las Bolsas, in the city of Santa Ana, as shown on a map thereof recorded in book 51 page 12 of Miscellaneous Maps, records of said Orange County, described as follows:

Beginning at a point 159.00 feet east of a point 20.00 feet south of the northwest corner of said southwest quarter of the northwest quarter of the southeast quarter; thence East, parallel with and distant 20.00 feet southerly of the north line of said southwest quarter, 92.04 feet; thence South, parallel with the west line of said southwest quarter 143.73 feet; thence East, parallel with said north line 79.00 feet; thence South, parallel with said west line 6.27 feet; thence West, parallel with said north line 171.04 feet; thence North parallel with said west line 150.00 feet to the point of beginning.

Reserving, however, in said Grantor, its successors and assigns, an estate for fifty years in and to said property. Terminated 4-9-02 297957

Being the property conveyed to the Grantor by deeds from George K. Thompson, individually and as executor of the will of Alma M. Thompson, deceased, as confirmed by decree of the Superior Court of the State of California in and for the County of Orange on November 13, 1964.

Dated: November 25, 1964.

GARDEN GROVE-WILLOWICK RECREATIONAL FACILITY, INC.

Al Solomon
President

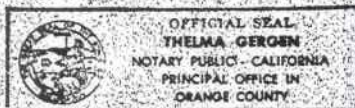
Donald G. Landes
Secretary



STATE OF CALIFORNIA }
COUNTY OF ORANGE } ss

On November 25, 1964, before me, the undersigned, a Notary Public in and for said County and State, personally appeared AL SOLOMON, known to me to be the President, and DONALD G. LANDES, known to me to be the Secretary of the corporation that executed the within instrument, and known to me to be the persons who executed the within instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the within instrument pursuant to its by-laws or a resolution of its board of directors.

WITNESS my hand and official seal.



Thelma Gergen
Notary Public in and for said County and State

THELMA GERGEN
My Commission Expires April 15, 1968

CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by the deed or grant dated November 25, 1964 from Garden Grove-Willowick Recreational Facility, Inc. to the City of Garden Grove, a municipal corporation of the State of California, is hereby accepted by the undersigned officer or agent on behalf of the City Council pursuant to authority conferred by resolution of the City Council adopted on November 24, 1964, and the grantee consents to recordation thereof by its duly authorized officer.

Dated: November 25, 1964

By George W. Smith

END OF RECORDED DOCUMENT

Recording Requested By
CITY OF GARDEN GROVE

91-003330

Recorded at the request of
CHICAGO TITLE COMPANY
8:00 A.M. JAN 4 1991

When recorded mail to:
City Clerk
City of Garden Grove
11391 Acacia Parkway
Garden Grove, CA 92640

EXEMPT
C8

Official Records
Orange County, California
Lia C. Branch, Recorder
City Clerk's No. 3369

ARMANDO
198-291-05
ASSESSOR PARCEL NUMBER

SPACE ABOVE THIS LINE

I HEREBY DECLARE THAT THE GRANTEE IS A GOVERNMENTAL AGENCY THEREFORE EXEMPT
By 198-291-05

GRANT DEED

For a Valuable Consideration, receipt of which is hereby acknowledged,
LIBERMAN BROADCASTING INC, A CALIFORNIA CORPORATION

*Parcel 6
Vesting
1/10
1/2*

6-19-92-16

do ES hereby grant to the CITY OF GARDEN GROVE the real property in the City of Garden Grove,
County of Orange, State of California, described as 3001 W. 5TH Street, South Area, California, 92703 and

PER LEGAL DESCRIPTION SHOWN IN EXHIBIT A ATTACHED HERETO
AND MADE A PART HEREOF

This is to certify that this document covers
governmental business within the meaning
of Section 6700 of the Government Code.
[Signature]

Dated: 12-17-90, 19__

STATE OF CALIFORNIA)
COUNTY OF ORANGE)
On this day of _____, 19__
before me, the undersigned, a Notary Public in and for
said County and State, personally appeared _____

I know to me to be the person whose name
subscribed to the within instrument and acknowledged
that _____ executed the same WIT-
NESSES my hand and official seal

Notary Public in and for said County and State
NOTARY - PRINT NAME HERE

LIBERMAN BROADCASTING, INCORPORATED
By: *[Signature]*
Its Vice President
By: _____
Its President

FOR WILLOWICK GOLF COURSE ANNEX
No. _____ Parcel _____
Atlas Map _____

(SEAL)

NOTE: Corporation acknowledgement form on reverse side

88
C

GOVERNMENT CODE 27361.7

I certify under penalty of perjury that the notary seal on the document to which this statement is attached reads as follows:

Name of Notary WINIFRED M. COMBS

Date Commission Expires 5-26-93

County where bond is filed ORANGE

Place of Execution ANTA ANA Date 1-3-91

[Signature] CHICAGO TITLE
SIGNATURE

F 0662-1

STATE OF CALIFORNIA

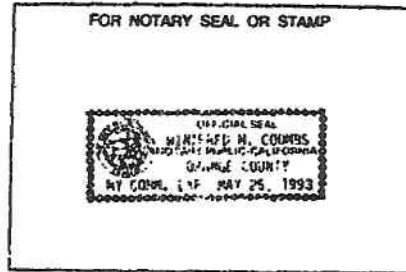
COUNTY OF Orange SS.

On this the 17th day of December 1990 before me, the undersigned Notary Public, in and for said County and State personally appeared Genard Liberman

Jose Liberman
proved to me on the basis of satisfactory evidence to be the President and Vice President

proved to me on the basis of satisfactory evidence to be Secretary of the corporation that executed the within instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the within instrument pursuant to its by-laws or a resolution of its board of directors.

Signature Winifred M. Combs



STATE OF CALIFORNIA
COUNTY OF _____

On this _____ day of _____, 19____ before me, the undersigned, a Notary Public in and for said County and State, personally appeared _____ known to me to be the _____ President, and _____ known to me to be the _____ Secretary of the corporation that executed the within instrument, and known to me to be the persons who executed the within instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the within instrument pursuant to its by-laws or a resolution of its Board of Directors. WITNESS my hand and official seal.

(SEAL)

Notary Public in and for said County and State.

NOTARY - PRINT NAME HERE

STATE OF CALIFORNIA
COUNTY OF _____

On _____ before me, the undersigned, a Notary Public in and for said State, personally appeared _____

_____ known to me to be _____ the partners of the partnership that executed the within instrument and acknowledged to me that such partnership executed the same.

WITNESS my hand and official seal.

(SEAL)

Notary Public in and for said County and State.

APPROVED AS TO FORM OTHER THAN LEGAL DESCRIPTION

By Stan Gill
City Attorney

Date 12/19/90

APPROVED AS TO EXECUTION AND DESCRIPTION

By [Signature]
Right of Way Agent

Date 12-18-90

This is to certify that the interest in real property conveyed by the deed or grant dated December 17, 1990 from Liberma Broadcasting Inc.

to the City of Garden Grove, a governmental agency, is hereby accepted by the undersigned officer on behalf of the Garden Grove City Council pursuant to authority conferred by Resolution of the Garden Grove City Council adopted on July 17, 1978, and the grantee consents to recordation thereof by its duly authorized officer.

DATED: January 2, 1991
BY: [Signature]
City Clerk

EXHIBIT "A"

PARCEL 1

THAT PORTION OF SECTION 10, TOWNSHIP 5 SOUTH, RANGE 10 WEST, IN THE RANCHO LAS BOLSAS, AS PER MAP RECORDED IN BOOK 51, PAGE 12 OF MISCELLANEOUS MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE NORTH LINE OF FIFTH STREET, SAID STREET BEING DESCRIBED IN THE DEED RECORDED JUNE 5, 1913, IN BOOK 232, PAGE 327, OFFICIAL RECORDS OF SAID ORANGE COUNTY, WITH THE WESTERLY LINE OF THE RIGHT-OF-WAY OF THE SANTA ANA RIVER THROUGH THE NEWPORT PROTECTION DISTRICT, SAID WESTERLY LINE BEING THE SAME WESTERLY LINE AS IT EXISTED ON FEBRUARY 3, 1959, THENCE WEST ALONG THE NORTH LINE OF SAID FIFTH STREET, 45 FEET; THENCE NORTH, 150 FEET; THENCE EAST, PARALLEL WITH THE NORTH LINE OF SAID FIFTH STREET, TO THE SAID WESTERLY LINE OF SAID FIFTH STREET, TO THE SAID WESTERLY LINE OF THE RIGHT-OF-WAY OF THE SANTA ANA RIVER; THENCE, SOUTHWESTERLY ALONG SAID RIGHT-OF-WAY OF THE SANTA ANA RIVER, TO THE TRUE POINT OF BEGINNING.

PARCEL 2

AN EASEMENT FOR ROAD PURPOSES AS ACQUIRED BY THE VOICE OF ORANGE EMPIRE, INC., IN DEED RECORDED JULY 2, 1969, IN BOOK 9010, PAGE 415, OFFICIAL RECORDS, OVER THAT PORTION OF SECTION 10, TOWNSHIP 5 SOUTH, RANGE 10 WEST, IN THE RANCHO LAS BOLSAS, AS PER MAP RECORDED IN BOOK 51, PAGE 12 OF MISCELLANEOUS MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE NORTH LINE OF FIFTH STREET, SAID STREET BEING DESCRIBED IN THE DEED RECORDED JUNE 5, 1913, IN BOOK 232, PAGE 327, OFFICIAL RECORDS OF SAID ORANGE COUNTY, 45 FEET WEST OF THE INTERSECTION OF THE NORTH LINE OF FIFTH STREET WITH THE WESTERLY LINE OF THE RIGHT-OF-WAY OF THE SANTA ANA RIVER THROUGH THE NEWPORT PROTECTION DISTRICT, SAID WESTERLY LINE BEING THE SAME WESTERLY LINE AS IT EXISTED FEBRUARY 3, 1959; THENCE, WEST ALONG THE NORTH LINE OF SAID FIFTH STREET, 15 FEET; THENCE, NORTH 150 FEET; THENCE, EAST PARALLEL WITH THE NORTH LINE OF SAID FIFTH STREET, 15 FEET; THENCE SOUTH, 150 FEET TO THE POINT OF BEGINNING.

92-582828

RECORDING REQUESTED BY
City of Garden Grove
AND WHEN RECORDED MAIL TO

Name
CITY CLERK'S OFFICE
Street
CITY OF GARDEN GROVE
Address
11391 ACACIA PARKWAY
City &
P. O. BOX 3070
State
GARDEN GROVE, CA 92642

RECORDED IN OFFICIAL RECORDS
OF ORANGE COUNTY CALIFORNIA

1:45 PM AUG 31 '92

See 2 Branch RECORDER

Taxes	\$
@S	12.00
Add.	\$
Pg@E	
Lien P/1	\$
@S	
Other	\$
PTC	
SM	
RDE	11

MAIL TAX STATEMENTS TO

Name
CITY CLERK'S OFFICE
Street
CITY OF GARDEN GROVE
Address
11391 ACACIA PARKWAY
City &
P. O. BOX 3070
State
GARDEN GROVE, CA 92642
ARMANDO

*Parcel 17
Unstamped*

This is to certify that this document covers
governmental business within the meaning
of Section 5128 of the Government Code.

BY: *[Signature]*

3396

SPACE ABOVE THIS LINE FOR RECORDER'S USE

CORPORATION QUITCLAIM DEED

FOR A VALUABLE CONSIDERATION, the receipt and sufficiency of which is hereby acknowledged,

LIBERMAN BROADCASTING, INC. ("LBI")

a corporation organized under the laws of the State of California, hereby REMISES, RELEASES AND QUITCLAIMS, without warranty, to the CITY OF GARDEN GROVE, a municipal corporation, all of LBI's interest in that certain real property located in the County of Orange, State of California and more particularly described in Exhibit A attached hereto and by this reference incorporated herein.

In Witness Whereof, LBI has caused this instrument to be executed by its duly authorized Vice President as of this 2nd day of JUNE, 1992.

LIBERMAN BROADCASTING, INC.,
a California corporation

By: *[Signature]*
Leonard D. Liberman
Vice President

MAIL TAX STATEMENTS AS DIRECTED ABOVE

ACKNOWLEDGMENT

STATE OF CALIFORNIA)
COUNTY OF ORANGE) SS.

On this 2nd day of June, 1992, before me, the undersigned, a Notary Public in and for said county and State, personally appeared LENARD D. LIBERMAN, personally known to me or proved to me on the basis of satisfactory evidence to be the person who executed the within instrument as the Vice President of LIBERMAN BROADCASTING, INC., a California corporation, the corporation that executed the within instrument, and acknowledged to me that such corporation executed the within instrument pursuant to its by-laws or a resolution of its board of directors.

WITNESS my hand and official seal.

Signature Regina Arranaga



This is to certify that the interest in real property conveyed by the deed or grant dated June 2, 1992 from Liberan Broadcasting, Inc. ("LBI") to the City of Garden Grove, a governmental agency, is hereby accepted by the undersigned officer on behalf of the Garden Grove City Council pursuant to authority conferred by Resolution of the Garden Grove City Council adopted on July 17, 1978, and the grantee consents to recordation thereof by its duly authorized officer.

DATED: August 31, 1992
BY: [Signature]
City Clerk

Exhibit A

1. A portion of the Northwest quarter of the Northwest quarter of the Southeast quarter of Section 10, Township 5 South, Range 10 West, S.B.B. & M. bounded and described as follows:

Commencing at this Southwest corner of the East half of the Northwest quarter of the Northwest quarter of the Southeast quarter of said Section 10; and running thence North 0°32'50" West along the West line of the said East half of the Northwest quarter of the Northwest quarter of the Southeast quarter of Section 10, S25.00 feet to a point; thence North 89°31'40" East 75.00 feet to the true point of beginning; thence North 0°32'50" West 30.00 feet to a point; thence North 89°31'40" East 30.00 feet to a point; thence South 89°31'40" West 30.00 feet to the true point of beginning.

thence South 0° 32' 50" East to a point; 30.00 feet

LS
L. S. B. B. & M.
L. S. B. B. & M.

2. Each of the easements referenced in Paragraph 7 and identified in Exhibit B of that certain Agreement dated July 7, 1981, by and between the City of Garden Grove, a Municipal corporation, Garden Grove - Willowick Recreational Facility, Inc., a California Non-profit corporation, and Voice of the Orange Empire, Inc., Ltd., a California corporation, that burden the following parcels of land:

- A. A portion of the West one-half of the Northwest one-quarter of the Northwest one-quarter of the Southeast one-quarter of Section 10, Township 5 South; Range 10 West, San Bernardino Meridian, Orange County, California described as follows:

Commencing at the Southeast corner of the West one-half of the Northwest one-quarter of the Northwest one-quarter of the Southeast one-quarter of said Section 10; thence North 0°32'50" West 96.57 feet along the East line of said West one-half; thence leaving said East line, South 89°31'40" West 155.26 feet to the true point of beginning of this description; thence South 89°31'40" West 155.26 feet to the true point of beginning of this description; thence South 89°31'40" West 30.00 feet; thence North 0°32'50" West 30.00 feet; thence North 89°31'40" East 30.00 feet; thence South 0°32'50" East 30.00 feet to the true point of beginning.

- B. A portion of the Northwest quarter of the Northwest quarter of the Southeast quarter of Section 10, Township 5 South; Range 10 West, San Bernardino Meridian, located in the City of Santa Ana, Orange County, California, described as follows:

Commencing at the Southwest corner of the East half of the Northwest quarter of the Northwest quarter of the Southeast quarter of said Section 10; thence North 0°32'18" West 158.32 feet, along the West line of said East half of the Northwest quarter of the Northwest quarter of the Southeast quarter of said Section 10; thence South 89°27'42" West 52.18 feet; thence South 14°26'00" West 19.01 feet; thence North 75°34'00" West 30.00 feet; thence North 14°26'00" East 12.19 feet to the South line of that certain 30-foot by 30-foot radio tower easement recorded May 29, 1961, in Book 5738, page 328, Official Records of said County and State, being the TRUE POINT OF BEGINNING of this description; thence leaving said South line and continuing North 14°26'00" East 17.81 feet; thence South 75°34'00" East 14.94 feet to the East line of aforementioned easement; thence along said East line, North line, West line and South line of said easement, the following courses: North 0°32'18" West 16.63 feet; South 89°32'12" West 30.00 feet; South 0°32'18" East 30.00 feet and North 89°32'12" East 10.97 feet to the true point of beginning.