



LARRY WALKER
Auditor/Controller - Recorder

R Regular Mail

RECORDING REQUESTED BY:
PUBLIC WORKS DEPARTMENT
CITY OF REDLANDS

WHEN RECORDED RETURN TO:
CITY CLERK'S OFFICE
CITY OF REDLANDS
PO BOX 3005
REDLANDS, CA 92373

Doc#: 2004-0944376



Titles: 1 Pages: 5

Fees	0.00
Taxes	0.00
Other	0.00
PAID	\$0.00

(THIS SPACE FOR RECORDER'S USE ONLY)

FEES NOT REQUIRED
PER GOVERNMENT CODE
SECTION 6103

DECLARATION OF DEDICATION

John K. Powell and Marilyn P. Powell as Trustees of the John K. Powell Trust under Declaration of Trust dated September 13, 1996 and J. G. Powell and Elizabeth Ann Powell, as Trustees of that certain Revocable Declaration of Trust known as the Powell Family Living Trust dated November 17, 1997

hereby irrevocably dedicates to the CITY OF REDLANDS in perpetuity for public road purposes, including public utility and public service uses, the real property in the City of Redlands, County of San Bernardino, State of California, described as follows:

(SEE ATTACHED EXHIBITS "A" AND "B")

Dated: November 17, 2004

John K. Powell and Marilyn P. Powell, as Trustees of the
John K. Powell Trust under Declaration of Trust dated
September 13, 1996

By: John K. Powell, Trustee

ATTACH NOTARY ACKNOWLEDGEMENT:

J. G. Powell and Elizabeth Ann Powell, as Trustees of that certain
Revocable Declaration of Trust known as the Powell Family Living
Trust dated November 17, 1997

By: J.G. Powell, Trustee

CERTIFICATE OF ACCEPTANCE:

This is to certify that the interest in real property conveyed to the City of Redlands, a governmental agency, dated from Powell Family Living Trust dated November 17, 1997 AND THE JOHN K POWELL TRUST dated September 13, 1996 is hereby accepted and the Grantee consents to the recordation thereof by its duly authorized officer.

Dated: 12.14.04

Joe Jaudon
City Manager, City of Redlands

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of

Los Angeles

SS.

On Nov. 17th 2004

Date

before me,

Michelle Dominguez, Notary Public

Name and Title of Officer (e.g., "Jane Doe, Notary Public")

personally appeared

John K. Powell

Name(s) of Signer(s)

☐ personally known to me

☒ 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 of Notary Public

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document:

Declaration of Dedication

Document Date:

Nov. 17th 2004

Number of Pages:

3

Signer(s) Other Than Named Above:

J. G. Powell

Capacity(ies) Claimed by Signer

Signer's Name:

John K. Powell

☒ Individual

☐ Corporate Officer — Title(s): _____

☐ Partner — ☐ Limited ☐ General

☐ Attorney-in-Fact

☐ Trustee

☐ Guardian or Conservator

☐ Other: _____

Signer Is Representing:

N/A

RIGHT THUMBPRINT
OF SIGNER
Top of thumb here

N/A

State of Calif
County of Orange
On 11/29/04 before me Charles Fraser, Notary Public
(DATE) (NAME, TITLE OF OFFICER - I.E., "JANE DOE, NOTARY PUBLIC")
personally appeared J. G. Powell
(NAME(S) OF SIGNER(S))

RIGHT THUMBPRINT (OPTIONAL)

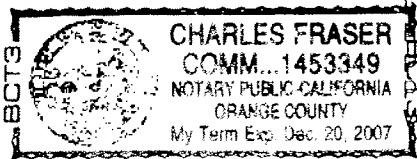


CAPACITY CLAIMED BY SIGNER(S)

- ☐ INDIVIDUAL(S)
☐ CORPORATE

☐ OFFICER(S) _____ (TITLE(S))
☐ PARTNER(S)
☐ ATTORNEY IN FACT
☐ TRUSTEE(S)
☐ GUARDIAN/CONSERVATOR
☐ OTHER: _____

SIGNER IS REPRESENTING:
(NAME OF PERSON(S) OR ENTITY(IES))



(SEAL)

☒ 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 OF NOTARY)

ATTENTION NOTARY: The information requested below is OPTIONAL. It could, however, prevent fraudulent attachment of this certificate to any unauthorized document.

THIS CERTIFICATE
MUST BE ATTACHED
TO THE DOCUMENT
DESCRIBED AT RIGHT:

Title or Type of Document DECLARATION OF DEDICATION
Number of Pages _____ Date of Document _____
Signer(s) Other Than Named Above John K. Powell

EXHIBIT "A"

A.P.N. 0169-011-04

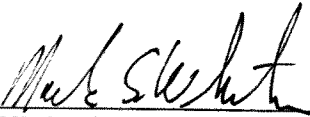
THAT PORTION OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 21, TOWNSHIP 1 SOUTH, RANGE 3 WEST, SAN BERNARDINO MERIDIAN, IN THE CITY OF REDLANDS, COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA, ACCORDING TO GOVERNMENT SURVEY, DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTERLINE INTERSECTION OF LUGONIA AVENUE AND THE EAST LINE OF SAID NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 21, AS SHOWN ON PARCEL MAP NO. 15492 AS PER MAP RECORDED IN BOOK 192 OF PARCEL MAPS, PAGES 4 THROUGH 8, INCLUSIVE, RECORDS OF SAID COUNTY, THENCE ALONG SAID EAST LINE SOUTH $00^{\circ}00'56''$ WEST 52.00 TO THE SOUTH RIGHT-OF-WAY OF SAID LUGONIA AVENUE, SAID POINT BEING THE POINT OF BEGINNING;

THENCE SOUTH $00^{\circ}00'56''$ WEST 12.90 FEET ALONG SAID EAST LINE TO A POINT OF CUSP WITH A CURVE CONCAVE SOUTHWESTERLY HAVING A RADIUS OF 13.00 FEET, A RADIAL LINE TO SAID POINT HAVING A BEARING OF SOUTH $89^{\circ}59'04''$ EAST; THENCE 20.32 FEET NORTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF $89^{\circ}33'24''$ TO A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF SAID LUGONIA AVENUE WHICH LIES 52.00 FEET DISTANT FROM, MEASURED AT RIGHT ANGLES, THE CENTERLINE OF SAID LUGONIA AVENUE; THENCE SOUTH $89^{\circ}32'28''$ EAST 12.90 FEET ALONG SAID SOUTH RIGHT-OF-WAY LINE, MORE OR LESS, TO THE POINT OF BEGINNING.

AREA: 35.62 SQ. FT.

PREPARED BY:


MARK S. WHITMER, L.S. NO. 5535

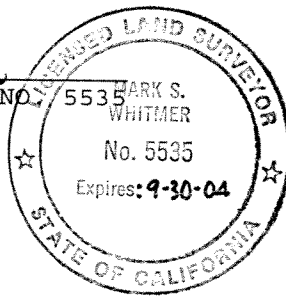


EXHIBIT "B"

THIS EXHIBIT PLAT IS FOR INFORMATIONAL PURPOSES ONLY, SHOWING THE PROPERTY DESCRIBED IN THE LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT "A". THE LEGAL DESCRIPTION IS THE CONTROLLING DOCUMENT AND SHALL TAKE PRECEDENCE OVER ANY DISCREPANCIES BETWEEN THE LEGAL DESCRIPTION AND THE EXHIBIT PLAT.

