

**SUBMITTAL TO THE BOARD OF DIRECTORS  
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA**

925 A



**FROM:** Regional Park and Open-Space District

**SUBMITTAL DATE:**  
March 14, 2014

**SUBJECT:** Resolution No. 2014-1, Acceptance of Conveyance of Fee Simple Interests in: a. Real Property known as Bogart Park located in the City of Beaumont with APNs 401-210-011 and 402-060-018; b. Real Property known as Idyllwild Park located near Idyllwild with APNs 560-020-005, 560-020-006, 560-140-011, 560-140-012, 561-020-012 and 561-020-029; and c. Real Property known as Mayflower Park located northeasterly of the City of Blythe with APNs 833-070-003, 833-070-009, and 833-070-010 – Each by Quitclaim Deeds from the County of Riverside; CEQA Exempt Findings; Districts 5/5;4/4. [0]

**RECOMMENDED MOTION:** That the Board of Directors:

1. Find that the transfers of land are categorically exempt from the California Environmental Quality Act ("CEQA") pursuant to CEQA Guidelines Section 15325; and
2. Adopt Resolution No. 2014-1, Acceptance of Conveyance of Fee Simple Interests in:
  - a. Real Property known as Bogart Park located in the City of Beaumont with Assessor's Parcel Nos 401-210-011 and 402-060-018;

(continued on page 2)

\_\_\_\_\_  
Scott Bangle  
General Manager

2014-011D EC/MB

FINANCIAL DATA	Current Fiscal Year:	Next Fiscal Year:	Total Cost:	Ongoing Cost:	POLICY/CONSENT (per Exec. Office)
COST	\$ 0	\$ 0	\$ 0	\$ 0	Consent <input checked="" type="checkbox"/> Policy <input type="checkbox"/>
NET COUNTY COST	\$ 0	\$ 0	\$ 0	\$ 0	

**SOURCE OF FUNDS:**

Budget Adjustment: No  
For Fiscal Year: 2013-2014

**C.E.O. RECOMMENDATION:**

APPROVE  
BY:   
\_\_\_\_\_  
Alex Gann

County Executive Office Signature

**MINUTES OF THE REGIONAL PARK AND OPEN SPACE DISTRICT**

On motion of Commissioner Ashley, seconded by Commissioner Jeffries and duly carried, IT WAS ORDERED that the above matter is approved as recommended.

Ayes: Jeffries, Stone, Benoit and Ashley  
Nays: None  
Absent: Tavaglione  
Date: April 8, 2014  
xc: Parks, Recorder

Kecia Harper-Ihem  
Clerk of the Board  
By:   
\_\_\_\_\_  
Deputy

Prev. Agn. Ref.:

District: 5/5;4/4

Agenda Number:

**13-1 D**

FORM APPROVED COUNTY COUNSEL  
BY:   
DATE: 3-19-14  
CYNTHIA M. GUNZEL

Departmental Concurrence

- A-30
- Positions Added
- 4/5 Vote
- Change Order

**SUBMITTAL TO THE BOARD OF DIRECTORS, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA**

**FORM 11:** Resolution No. 2014-1, Acceptance of Conveyance of Fee Simple Interests in: a. Real Property known as Bogart Park located in the City of Beaumont with APNs 401-210-011 and 402-060-018; b. Real Property known as Idyllwild Park located near Idyllwild with APNs 560-020-005, 560-020-006, 560-140-011, 560-140-012, 561-020-012 and 561-020-029; and c. Real Property known as Mayflower Park located northeasterly of the City of Blythe with APNs 833-070-003, 833-070-009, and 833-070-010 – Each by Quitclaim Deeds from the County of Riverside; CEQA Exempt Findings; Districts 5/5;4/4 [0]

**DATE: March 14, 2014**

**PAGE: 2 of 3**

**RECOMMENDED MOTION: (continued)**

- b. Real Property known as Idyllwild Park located near Idyllwild with Assessor's Parcel Nos 560-020-005, 560-020-006, 560-140-011, 560-140-012, 561-020-012 and 561-020-029; and
- c. Real Property known as Mayflower Park located northeasterly of the City of Blythe with Assessor's Parcel Nos 833-070-003, 833-070-009, and 833-070-010 -

Each conveyance by Quitclaim Deeds from the County of Riverside; and

- 3. Authorize the Chairman of the Board to execute the certificate of acceptances necessary for each conveyance of aforementioned fee simple interests in real property in favor of the District for each Quitclaim Deed; and
- 4. Authorize the General Manager of Riverside County Regional Park and Open-Space District to execute any other necessary documents and administer all actions necessary to complete the conveyance; and
- 5. Direct the Clerk of the Board to file the Notice of Exemption with the County Clerk upon approval of this project.

**BACKGROUND:**

**Summary (continued)**

In 1990, the Riverside County Regional Park and Open-Space District (District) was formed. The District initiated a request to convey the subject parcels from County to District.

The District may take by grant, devise and hold title of any interest in real property to further its goals and objectives. Acceptance by the District of the conveyance of the following described fee simple interests in real property is recommended:

- a. Real property known as Bogart Park, located in the City of Beaumont, County of Riverside, State of California, consisting of 78.61 acres with Assessor's Parcel Numbers 401-210-011 and 402-060-018, more particularly described in Exhibit A, attached hereto;
- b. Real property known as Idyllwild Park, located near Idyllwild, consisting of 186.14 acres with Assessor's Parcel Numbers 560-020-005, 560-020-006, 560-140-011, 560-140-012, 561-020-012 and 561-020-029, more particularly described in Exhibit A, attached hereto; and
- c. Real property known as Mayflower Park, located northeasterly of the City of Blythe, consisting of 63.26 acres with Assessor's Parcel Numbers 833-070-003, 833-070-009 and 833-070-010, as more particularly described in Exhibit A, attached hereto.

All three conveyances will be done from the County of Riverside by Quitclaim Deed in favor of the District.

**SUBMITTAL TO THE BOARD OF DIRECTORS, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA**

**FORM 11:** Resolution No. 2014-1, Acceptance of Conveyance of Fee Simple Interests in: a. Real Property known as Bogart Park located in the City of Beaumont with APNs 401-210-011 and 402-060-018; b. Real Property known as Idyllwild Park located near Idyllwild with APNs 560-020-005, 560-020-006, 560-140-011, 560-140-012, 561-020-012 and 561-020-029; and c. Real Property known as Mayflower Park located northeasterly of the City of Blythe with APNs 833-070-003, 833-070-009, and 833-070-010 – Each by Quitclaim Deeds from the County of Riverside; CEQA Exempt Findings; Districts 5/5;4/4 [0]

**DATE: March 14, 2014**

**PAGE: 3 of 3**

**BACKGROUND:**

**Summary (continued)**

On December 17, 2013, the County of Riverside authorized the conveyances of the aforementioned fee simple interests in real property to the District as permitted in California Government Code Section 25521.5.

Pursuant to California Environmental Quality Act, the acceptance and acquisition of the fee simple interests in real property ("Project") from the County, was reviewed and determined to be categorically exempt from CEQA under CEQA Guidelines Section 15325(f) – Transfers of Ownership of Interest in Land to Preserve Existing Natural Conditions. The Project commits the District to acquire the fee title interests in real property where preservation of the natural conditions of the land is intended for use by and to further the District's goals and objectives. This Project does not allow specific development or physical activities on any of the property; the Project is merely the acquisition of real property interests by the District for the purposes described herein.

Deeds conveying any interest in real property to a governmental agency for public purposes shall not be accepted for recordation without the consent of the grantee evidenced by its certificate or resolution of acceptance attached to or printed on the deed in accordance with Government Code Section 27281. This action proposes the express acceptance of the aforementioned real property interests by the District in order for the Quitclaim Deeds to be recorded.

District Resolution No. 2014-1 has been reviewed and approved by County Counsel as to legal form.

**Impact on Citizens and Businesses**

There will be no foreseeable impact on citizens and local businesses.

1 Board of Directors

Riverside County Regional  
Park & Open-Space District

4 RESOLUTION NO. 2014-1

5 A RESOLUTION OF THE BOARD OF DIRECTORS OF THE RIVERSIDE COUNTY REGIONAL  
 6 PARK & OPEN-SPACE DISTRICT ACCEPTANCE OF CONVEYANCE OF FEE SIMPLE INTERESTS  
 7 IN: A. REAL PROPERTY KNOWN AS BOGART PARK LOCATED IN THE CITY OF BEAUMONT  
 8 WITH ASSESSOR PARCEL NUMBERS (APNS) 401-210-011 AND 402-060-018; B. REAL  
 9 PROPERTY KNOWN AS IDYLLWILD PARK LOCATED NEAR IDYLLWILD WITH APNS 560-020-  
 10 005, 560-020-006, 560-140-011, 560-140-012, 561-020-012 AND 561-020-029; AND C. REAL  
 11 PROPERTY KNOWN AS MAYFLOWER PARK LOCATED NORTHEASTERLY OF THE CITY OF  
 12 BLYTHE WITH APNS 833-070-003, 833-070-009, AND 833-070-010  
 13 BY QUITCLAIM DEEDS FROM THE COUNTY OF RIVERSIDE

15 WHEREAS, the District may take by grant, devise and hold title of any interest in real property to  
16 further its goals and objectives; and

17 WHEREAS, the District desires to accept the following described fee simple interests in real  
18 property from the County of Riverside by Quitclaim Deeds:

- 19 a. Real property known as Bogart Park, located in the City of Beaumont, County of Riverside,  
20 State of California, consisting of 78.61 acres with Assessor's Parcel Numbers 401-210-011  
21 and 402-060-018, more particularly described in Exhibit A, attached hereto;
- 22 b. Real property known as Idyllwild Park, located near Idyllwild, consisting of 186.14 acres  
23 with Assessor's Parcel Numbers 560-020-005, 560-020-006, 560-140-011, 560-140-012,  
24 561-020-012 and 561-020-029, more particularly described in Exhibit A, attached hereto;  
25 and
- 26 c. Real property known as Mayflower Park, located northeasterly of the City of Blythe,  
27 consisting of 63.26 acres with Assessor's Parcel Numbers 833-070-003, 833-070-009 and  
28 833-070-010, as more particularly described in Exhibit A, attached hereto.

FORM APPROVED COUNTY COUNSEL  
 BY: *Sybil M. Gunzel* 3-19-14  
 SYBIL M. GUNZEL DATE

1           WHEREAS, on December 17, 2013, the County of Riverside authorized the conveyances of the  
2           aforementioned fee simple interests in real property to the District as permitted in California Government  
3           Code Section 25521.5; now, therefore

4           BE IT RESOLVED, DETERMINED AND ORDERED by the Board of Directors (Board) of the  
5           Riverside County Regional Park and Open-Space District (District) in regular session assembled on  
6           04/08/14 at 10:30 a.m. in the meeting room of the Board of Directors located on the 1<sup>st</sup> floor of  
7           the County Administrative Center, 4080 Lemon Street, Riverside, California, accepts the following  
8           described real property:

- 9           a. Fee Simple Interest located in the City of Beaumont, County of Riverside, California, with  
10           Assessor Parcel Numbers 401-210-011 and 402-060-018, consisting of 78.61 acres of land,  
11           known as Bogart Park, as described on Exhibit "A", attached hereto and thereby made a part of  
12           hereof.
- 13           b. Fee Simple Interest located near Idyllwild, consisting of 186.14 acres with Assessor's Parcel  
14           Numbers 560-020-005, 560-020-006, 560-140-011, 560-140-012, 561-020-012 and 561-020-  
15           029, known as Idyllwild Park, more particularly described in Exhibit A, attached hereto; and
- 16           c. Fee Simple Interest located northeasterly of the City of Blythe, consisting of 63.26 acres with  
17           Assessor's Parcel Numbers 833-070-003, 833-070-009 and 833-070-010, known as Mayflower  
18           Park, as more particularly described in Exhibit A, attached hereto.

19  
20           BE IT FURTHER RESOLVED AND DETERMINED that the Chairman of the Board is hereby  
21           authorized to execute each certificate of acceptance on behalf of the District for attachment to the  
22           corresponding Quitclaim Deeds necessary for recordation thereof.

23  
24           BE IT FURTHER RESOLVED AND DETERMINED that the General Manager of the District is  
25           authorized to execute any other necessary documents and administer all actions necessary to complete the  
26           conveyance of real property and this transaction.

27  
28

1 **BOARD OF DIRECTORS**

**RIVERSIDE COUNTY REGIONAL  
PARK AND OPEN-SPACE DISTRICT**

2 **RESOLUTION NO. 2014 – 1**

3 **A RESOLUTION OF THE BOARD OF DIRECTORS OF THE RIVERSIDE COUNTY REGIONAL**  
4 **PARK & OPEN-SPACE DISTRICT ACCEPTANCE OF CONVEYANCE OF FEE SIMPLE**  
5 **INTERESTS IN: A. REAL PROPERTY KNOWN AS BOGART PARK LOCATED IN THE CITY OF**  
6 **BEAUMONT WITH ASSESSOR PARCEL NUMBERS (APNS) 401-210-011 AND 402-060-018; B.**  
7 **REAL PROPERTY KNOWN AS IDYLLWILD PARK LOCATED NEAR IDYLLWILD WITH APNS**  
8 **560-020-005, 560-020-006, 560-140-011, 560-140-012, 561-020-012 AND 561-020-029; AND C. REAL**  
9 **PROPERTY KNOWN AS MAYFLOWER PARK LOCATED NORTHEASTERLY OF THE CITY OF**  
10 **BLYTHE WITH APNS 833-070-003, 833-070-009 AND 833-070-010 BY QUITCLAIM DEEDS FROM**  
11 **THE COUNTY OF RIVERSIDE**

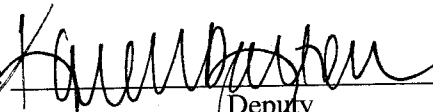
12 ADOPTED by Riverside County Board of Supervisors on April 8, 2014.

13 **ROLL CALL:**

14 **Ayes: Jeffries, Stone, Benoit, and Ashley**  
15 **Nays: None**  
16 **Absent: Tavaglione**

17 The foregoing is certified to be a true copy of a resolution duly adopted by said Board of  
18 Supervisors on the date therein set forth.

19 **KECIA HARPER-IHEM, Clerk of said Board**

20 **By:  Deputy**

## EXHIBIT "A"

All that certain real property situated in the County of Riverside, State of California, described as follows:

Parcel 1:

The West half of fractional Southeast Quarter of Section 23, Township 2 South, Range 1 West, San Bernardino Base and Meridian, in the County of Riverside, State of California, as shown by United States Government Survey.

Excepting therefrom all that portion of Winesap Avenue as same was accepted by Resolution No. 2009-054 recorded March 19, 2009 as Instrument No. 2009-0132662 of Official Records of Riverside County, California.

Assessor's Parcel Number: 401-210-011

Parcel 2:

The Northerly 50 feet of the Easterly 350 feet of Lot 1 in Block 1 in the Subdivision of Apple Valley, as shown by map on file in Book 6, Page 58 of Maps, Riverside County Records.

Said Easterly 350 feet is measured from the Easterly line of Bellflower Avenue as shown on said map.

Assessor's Parcel Number: 402-060-018

## EXHIBIT "A"

All that certain real property situated in the County of Riverside, State of California, described as follows:

Parcel 1:

The South half of the Northwest Quarter of the Northeast Quarter of the Southwest Quarter of the Northeast Quarter of the Northeast Quarter; the South half of the Northeast Quarter of the Southwest Quarter of the Southeast Quarter of the Northeast Quarter; the Northwest Quarter of the Southwest Quarter of the Southeast Quarter of the Northeast Quarter; the South half of the South half of the Southeast Quarter of the Northeast Quarter; the South half of the South half of the North half of the Southeast Quarter of the Southeast Quarter of the Northeast Quarter; the Northeast Quarter of the Southeast Quarter; the South half of the Southeast Quarter, all in Section 12, Township 5 South, Range 2 East, San Bernardino Base and Meridian.

Assessor's Parcel Number: 560-020-005; 006; 560-140-011, 012

Parcel 2:

The West half of the Northwest Quarter of the Northeast Quarter and the Northwest Quarter of the Southwest Quarter of the Northeast Quarter of Section 13, Township 5 South, Range 2 East, San Bernardino Base and Meridian, in the County of Riverside, State of California, according to Official Plat thereof.

Excepting therefrom all that portion thereof conveyed to LeRoy A. Pawley by deed recorded June 5, 1946 in Book 746, Page 441 of Official Records of Riverside County, California.

Also excepting therefrom all that portion thereof conveyed to LeRoy A. Pawley by deed recorded February 1, 1945 in Book 660, Page 235 of Official Records of Riverside County, California.

Also excepting therefrom all that portion thereof described in deed to the County of Riverside recorded September 2, 1954 in Book 1633, Page 39 of Official Records of Riverside County, California.

Assessor's Parcel Number: 561-020-012

Parcel 3:

All that portion of the Northeast Quarter of Section 13, Township 5 South, Range 2 East, San Bernardino Base and Meridian, as shown by United States Government Survey, particularly described as follows:

Commencing at the Northeast corner of said Southeast; thence South 89°35' West, along the North line of said Section, 480.4 feet; thence South 29°38' West 618.2 feet for the point of beginning; said point being the Southeast corner of that certain Parcel of land as conveyed to the County of Riverside, by deed recorded April 5, 1923 in Book 578, Page 290 of Deeds, records of Riverside County, Calif;

Thence Southeasterly on a straight line, 160 feet - more or less, to the most Northerly corner of Lot 37 as shown on Map of Idyllwild Mountain Park Tract Sub. No. 1, on file in Book 8, Page 29 of Maps, records of Riverside County, California; thence Southwesterly along the Northwesterly line of said Idyllwild Mountain Park Tract Sub. No. 1, to the Northeast corner of Parcel 2 as conveyed to Southeastern California Association of Seventh-Day Adventists, a Corporation, by deed recorded no CLTA Preliminary Report Form - Modified (11-17-06)



7, 1942 in Book 560, Page 265 of Official Records of Riverside County, California; thence North 69°10' West along the Northerly line of said Parcel 2 so conveyed to the Southeastern Association of Seventh-Day Adventists, a Corporation, 343.75 feet to the most Northerly corner thereof; thence South 43°35' East, along the Westerly line of said Parcel 2 so conveyed to Southeastern California Association of Seventh-Day Adventists, a Corporation, 216.5 feet to an angle point in said Westerly line;

Thence South 19°43' West along the Westerly line of said Parcel 2 so conveyed to Southeastern California Association of Seventh-Day Adventists, a Corporation, and the Westerly line of that certain Parcel as conveyed to said Southeastern California Association of Seventh-Day Adventists, a Corporation, by deed recorded December 12, 1939 in Book 441, Page 280 of Official Records of Riverside County, California, 710.42 feet to the most Easterly corner of that certain Parcel of land conveyed to Leroy A. Pawley, a married man by deed recorded October 20, 1942 in Book 559, Page 199 of Official Records of the Recorder of Riverside County, California;

Thence North 43°51' West along the Northeasterly line of the Pawley property, a distance of 150 feet – more or less, to the East line of the West ½ of the West ½ of the Northeast ¼ of said Section 13;

Thence North along said East line 1570 feet – more or less, to the North line of said Section 13;

Thence North 89°35' East, along said North line 660 feet – more or less, to the Northwest corner of said Riverside County Playground.

Thence South 09°42' East, along the Westerly line of said Playground, 541.99 feet to the Southwest corner;

Thence North 89°35' East along the South line of said Playground, 413.1 feet to the point of beginning.

Together with all that portion of said Section 13 described in deed to the County of Riverside recorded April 5, 1923 in Book 578, Page 290 of Deeds, Records of Riverside County, California.

Together with all that portion of described in deed to the County of Riverside recorded May 9, 1956 in Book 1909, Page 264 of Official Records of Riverside County, California.

Together with all that portion of said Section 13 described in deed to the County of Riverside, a body corporate and politic recorded May 15, 1996 as Instrument No. 178594 of Official Records of Riverside County, California.

Excepting therefrom all that portion thereof conveyed to Southeastern California Association of Seventh Day Adventists, a Corporation by deed recorded May 9, 1956 in Book 1909, Page 199 of Official Records of Riverside County, California.

Also excepting therefrom all that portion thereof conveyed to Thomas S. Bernard and Sandra M. Bernard, husband and wife by deed recorded May 15, 1996 as Instrument No. 178595 of Official Records of Riverside County, California.

Assessor's Parcel Number: 561-020-029

## EXHIBIT "A"

All that certain real property situated in the County of Riverside, State of California, described as follows:

Parcel A:

That portion of fractional Section 12, Township 6 South, Range 23 East, San Bernardino Base and Meridian, in the County of Riverside, State of California, according to the Official Plat thereof, described as follows:

Beginning at the Northwest corner of said fractional Section 12;  
Thence North 89°14'16" East along the Northerly line of said fractional Section 12, a distance of 1660.55 feet to the meander traverse line as set approximately 10.00 feet Westerly of the right bank of the Colorado River, as shown on map on file in Book 23 of Record of Survey, at Pages 99 and 100 thereof, Records of Riverside County, California;  
Thence South 18°00'00" West, along said meander traverse line, a distance of 17.00 feet;  
Thence South 07°09'00" West, continuing along said meander traverse line, a distance of 351.40 feet;  
Thence South 14°05'30" West, continuing along said meander traverse line, a distance of 999.45 feet to the Northeast corner of that certain Parcel of land conveyed to the County of Riverside by deed recorded October 13, 1972 as Instrument No. 137272, of Official Records of Riverside County, California;

Thence South 89°20'23" West, along the Northerly line of said Parcel of land conveyed to the County of Riverside and the Northerly line of that certain Parcel of land conveyed to the County of Riverside by deed recorded May 12, 1975 as Instrument No. 54296, of Official Records of Riverside County, California, a distance of 942.47 feet to the Northwest corner thereof.  
Thence South 01°07'40" East, along the Westerly line of said Parcel of land conveyed to the County of Riverside, by deed recorded May 12, 1975 and Westerly line of that certain Parcel of land conveyed to the County of Riverside by deed recorded July 6, 1976 as Instrument No. 96916, of Official Records of Riverside County, California, a distance of 1189.63 feet to the Southwest corner thereof;  
Thence North 889'00" East, along the Southerly line of said Parcel of land conveyed to the County of Riverside by deed recorded July 6, 1976 a distance of 370.02 feet to the Southeast corner thereof, said corner being on the Westerly line of said Parcel of land conveyed to the County of Riverside by deed recorded October 13, 1972;  
Thence South 01°07'40" East, along said Westerly line, a distance of 80.00 feet to the Southwest corner thereof, said corner also being on the Northerly line of that certain Parcel of land conveyed to James B. Waggoner, et ux by deed recorded April 20, 1954 in Book 1578, Page 233, of Official Records of Riverside County, California;  
Thence South 88°19'00" West, along said Northerly line, a distance of 769.58 feet to the Northwest corner thereof, said corner being on the Westerly line of said fractional Section 12;  
Thence North 01°07'40" West, along said Westerly line a distance of 2604.60 feet to the point of beginning.

Assessor's Parcel Number: 833-070-010

Parcel B:

Lands commonly referred to as accretion lands, more particularly described as follows:

Beginning at the intersection of the Easterly extension of the East and West center line of Section 11, Township 6 South, Range 23 East, San Bernardino Base and Meridian, in the San Bernardino

Base and Meridian in the County of Riverside, State of California, according to the Official plat thereof, with the Northerly extension of the Westerly line of Government Lot 1 in Section 12, Township 6 South, Range 23 East, San Bernardino Base and Meridian;  
Thence Northerly on the Northerly extension of the Westerly line of said Government Lot 1, 51 feet;

Thence North 88°19' East, to the Northwesterly corner of Parcel 12 shown on Records of Survey entitled "Record of Survey showing a survey of a portion of Fractional Section 12, Township 6 South, Range 23 East, San Bernardino Base and Meridian, and adjoining accretion land" on file in Book 20, Page 84 of Records of Survey, Riverside County Records;

Thence Southerly along the Westerly line of said Parcel 12, to the Easterly extension of the East and West center line of said Section 11;

Thence Westerly, along the said center line, to the point of beginning.

Assessor's Parcel Number: 833-070-009

Parcel C:

A portion of the accretion land lying Easterly of Government Lot in the Northeast Quarter of fractional Section 11, Township 6 South, Range 23 East, San Bernardino Base and Meridian, being more particularly described by metes and bounds as follows:

Beginning at the Southeast corner of said Section 11;

Thence North 1°07'40" West, along the Easterly line of said Section 11 and the Northerly prolongation thereof a distance of ,655.60 feet to a point on the Easterly prolongation of the East and West center line of said Section 11;

Thence North 89°26'30" East, along said Easterly prolongation of the East and West center line a distance of 981.89 feet;

Thence North 9°59'20" West, a distance of 86.21 feet to the true point of beginning of the Parcel of land to be conveyed;

Thence North 4°33' West, a distance of 600 feet;

Thence North 89°26'30" East, a distance of 300 feet to a point on the right bank of the Colorado River;

Thence South 4°33'00" East, along said right bank a distance of 600 feet to a point from which the point of beginning bears South 89°26'30" West a distance of 300 feet;

Thence South 89°26'30" West, a distance of 239.18 feet;

Thence South 9°59'20" East, a distance of 86.21 feet to a point on said Easterly prolongation of the East and West center line of said Section 11;

Thence South 89°26'30" West, along said prolonged center line a distance of 60.42 feet;

Thence North 9°59'20" West, a distance of 86.21 feet to the true point of beginning.

Assessor's Parcel Number: 833-070-003



Original Negative Declaration/Notice of Determination was routed to County Clerks for posting on.

4/11/14  
Date

RB  
Initial

Riverside County  
Regional Park and Open-Space District

SCOTT BANGLE Parks Director/General Manager  
KYLA BROWN Chief - Parks & Recreation  
KEITH HERRON Chief - Resources & Planning  
BRANDE HUNE Chief - Business Operations

NOTICE OF EXEMPTION

TO: County Clerk  
County of Riverside  
4080 Lemon St.  
Riverside, CA 92501

FROM: Riverside County Regional  
Park and Open-Space District  
4600 Crestmore Road  
Jurupa Valley, CA 92509

March 17, 2014

**Project Name:** Bogart Park, Idyllwild Park and Mayflower Park: Land Acquisition Acceptance of Conveyance of Fee Simple Interests in each list property from the County of Riverside

**Project Number:** N/A

**Project Location:** Riverside County Assessor's Parcel Numbers (APN): Bogart Park Beaumont, Ca. APNs 401-210-011 and 402-060-018; located in T2SR1W-Sections 23 and 26; Idyllwild Park, Idyllwild Ca. APNs 560-020-005, 560-020-006, 560-140-011, 560-140-012, 561-020-012 and 561-020-029, located in T5SR2E-Sections 12 and 13 and Mayflower Park, Blythe Ca., APNs 833-070-003, 833-070-009, and 833-070-010 located in T6SR23E-Sections 1 and 12

**Description of Project:** The project is the acceptance by the District of conveyances by quitclaim deeds from the County of Riverside the transfer of title to certain fee simple interests in real property described below: a.) Real property known as Bogart Park, located in the City of Beaumont, County of Riverside, State of California, consisting of 78.61 acres with Assessor's Parcel Numbers 401-210-011 and 402-060-018; b.) Real property known as Idyllwild Park, located near Idyllwild, consisting of 186.14 acres with Assessor's Parcel Numbers 560-020-005, 560-020-006, 560-140-011, 560-140-012, 561-020-012 and 561-020-029; and c.) Real property known as Mayflower Park, located northeasterly of the City of Blythe, consisting of 63.26 acres with Assessor's Parcel Numbers 833-070-003, 833-070-009 and 833-070-010. The District initiated a request to the County to convey the subject parcels from the County to the District so the District may further its goals and objectives.

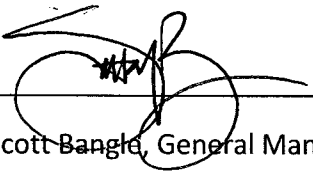
**Name of Public Agency Approving Project:** Riverside County Regional Park & Open-Space District

**Name of Person or Agency Carrying Out Project:** Riverside County Regional Park & Open-Space District

**Exempt Status:** California Environmental Quality Act (CEQA) Guidelines, Section 15325(f) - Transfers of Ownership of Interest in Land to Preserve Existing Natural Conditions.

**Reason(s) Why Project is Exempt:** The project is exempt from the provisions of CEQA under CEQA Guidelines Section 15325(f) because the project consists of the transfers of ownership of interests in land in order to preserve open space or lands for park purposes. The Project involves the District's acquisition of the fee title interests in

real property where preservation of the natural conditions of the land is intended for use by and to further the District's goals and objectives. This Project does not allow specific development or physical activities on any of the property. The Project is merely the acquisition of real property interests by the District for the purposes described herein.

Signed:  \_\_\_\_\_ Date: 3/17/14

Scott Bangle, General Manager

Recorded at request of and return to:  
Riverside County Regional Parks  
& Open Space District  
4600 Crestmore Road  
Jurupa Valley, CA 92509

FREE RECORDING  
This instrument is for the benefit of the  
County of Riverside, and is entitled to be  
recorded without fee.  
(Govt. Code 27383)

Project: Bogart Park  
APNs: 401-210-011 and 402-060-018

space above this line for recorder's use

## QUITCLAIM DEED

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

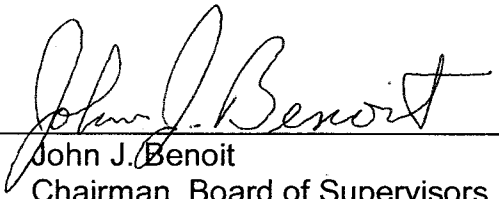
**THE COUNTY OF RIVERSIDE, a political subdivision of the State of California**

hereby remises, releases and forever quitclaims to the

**RIVERSIDE COUNTY REGIONAL PARKS & OPEN SPACE DISTRICT,  
a park and open space district**

its successors and assigns, all Grantor's right, title and interest in and to that certain real property situated in the County of Riverside, State of California, more fully described on Exhibit A, attached hereto and made a part hereof


Date: December 17 2013

By: 

John J. Benoit  
Chairman, Board of Supervisors

ATTEST:

KECIA HARPER-IHEM, Clerk

By:   
DEPUTY

DEC 17 2013 3-9

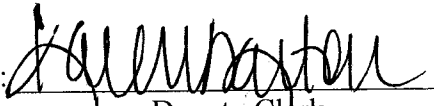
STATE OF CALIFORNIA }  
 } §  
COUNTY OF RIVERSIDE }

On December 17, 2013, before me, Karen Barton, Board Assistant, personally appeared John J. Benoit, Chairman of the Board of Supervisors, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument; and that a copy of this paper, document or instrument has been delivered to the chairperson.

I certify under the penalty of perjury under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal

Kecia Harper-Ihem  
Clerk of the Board of Supervisors

By:   
Deputy Clerk

(SEAL)

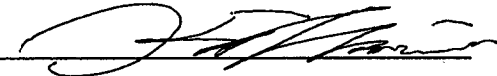
CERTIFICATE OF ACCEPTANCE

Assessor's Parcel Numbers 401-210-011 and 402-060-018  
Pursuant to Government Code Section 27281

This is to certify that the interest in real property conveyed by the Quitclaim Deed dated \_\_\_\_\_ from the COUNTY OF RIVERSIDE, a political subdivision of the State of California, to the RIVERSIDE COUNTY REGIONAL PARK AND OPEN-SPACE DISTRICT, a park and open-space district, is hereby accepted by order of the Board of Directors on 4/8/14 (date), and the Riverside County Regional Park and Open-Space District consents to recordation thereof by its duly authorized officer.

Dated 4/8/14

RIVERSIDE COUNTY REGIONAL PARK  
AND OPEN-SPACE DISTRICT, a park  
and open-space district

By 

Chairman **KEVIN JEFFRIES**  
Board of Directors

ATTEST:

KECIA HARPER-IHEM, Clerk

By   
DEPUTY



## EXHIBIT "A"

All that certain real property situated in the County of Riverside, State of California, described as follows:

Parcel 1:

The West half of fractional Southeast Quarter of Section 23, Township 2 South, Range 1 West, San Bernardino Base and Meridian, in the County of Riverside, State of California, as shown by United States Government Survey.

Excepting therefrom all that portion of Winesap Avenue as same was accepted by Resolution No. 2009-054 recorded March 19, 2009 as Instrument No. 2009-0132662 of Official Records of Riverside County, California.

Assessor's Parcel Number: 401-210-011

Parcel 2:

The Northerly 50 feet of the Easterly 350 feet of Lot 1 in Block 1 in the Subdivision of Apple Valley, as shown by map on file in Book 6, Page 58 of Maps, Riverside County Records.

Said Easterly 350 feet is measured from the Easterly line of Bellflower Avenue as shown on said map.

Assessor's Parcel Number: 402-060-018

Recorded at request of and return to:  
Riverside County Regional Parks  
& Open Space District  
4600 Crestmore Road  
Jurupa Valley, CA 92509

**FREE RECORDING**

This instrument is for the benefit of the  
County of Riverside, and is entitled to be  
recorded without fee.  
(Govt. Code 27383)

Project: Idyllwild Park space above this line for recorder's use  
APNs: 560-020-005, 560-020-006, 560-140-011,  
560-140-012, 561-020-012, 561-020-029

# QUITCLAIM DEED

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

## COUNTY OF RIVERSIDE

hereby remises, releases and forever quitclaims to the

**RIVERSIDE COUNTY REGIONAL PARKS & OPEN SPACE DISTRICT,  
a park and open space district**

its successors and assigns, all Grantor's right, title and interest in and to that certain real property situated in the County of Riverside, State of California, more fully described on Exhibit A, attached hereto and made a part hereof

Date: December 17, 2013

By: John J. Benoit  
John J. Benoit  
Chairman, Board of Supervisors

ATTEST:  
KECIA HARPER-IHEM, Clerk  
By: [Signature]  
DEPUTY

DEC 17 2013 3-10

STATE OF CALIFORNIA

COUNTY OF RIVERSIDE

} §

On December 17, 2013, before me, Karen Barton, Board Assistant, personally appeared John J. Benoit, Chairman of the Board of Supervisors, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument; and that a copy of this paper, document or instrument has been delivered to the chairperson.

I certify under the penalty of perjury under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal

Kecia Harper-Ihem  
Clerk of the Board of Supervisors

By:

  
Deputy Clerk

(SEAL)

CERTIFICATE OF ACCEPTANCE

Assessor's Parcel Numbers 560-020-005, 560-020-006, 560-140-011, 560-140-012,  
561-020-012 and 561-020-029

Pursuant to Government Code Section 27281

This is to certify that the interest in real property conveyed by the Quitclaim Deed dated \_\_\_\_\_ from the COUNTY OF RIVERSIDE, a political subdivision of the State of California, to the RIVERSIDE COUNTY REGIONAL PARK AND OPEN-SPACE DISTRICT, a park and open-space district, is hereby accepted by order of the Board of Directors on 4/8/14 (date), and the Riverside County Regional Park and Open-Space District consents to recordation thereof by its duly authorized officer.

Dated 4/8/14

RIVERSIDE COUNTY REGIONAL PARK  
AND OPEN-SPACE DISTRICT, a park  
and open-space district

By 

Chairman **KEVIN JEFFRIES**  
Board of Directors

ATTEST:

KECIA HARPER-IHEM, Clerk

By   
DEPUTY

## EXHIBIT "A"

All that certain real property situated in the County of Riverside, State of California, described as follows:

Parcel 1:

The South half of the Northwest Quarter of the Northeast Quarter of the Southwest Quarter of the Northeast Quarter of the Northeast Quarter; the South half of the Northeast Quarter of the Southwest Quarter of the Southeast Quarter of the Northeast Quarter; the Northwest Quarter of the Southwest Quarter of the Southeast Quarter of the Northeast Quarter; the South half of the South half of the Southeast Quarter of the Northeast Quarter; the South half of the South half of the North half of the Southeast Quarter of the Southeast Quarter of the Northeast Quarter; the Northeast Quarter of the Southeast Quarter; the South half of the Southeast Quarter, all in Section 12, Township 5 South, Range 2 East, San Bernardino Base and Meridian.

Assessor's Parcel Number: 560-020-005; 006; 560-140-011, 012

Parcel 2:

The West half of the Northwest Quarter of the Northeast Quarter and the Northwest Quarter of the Southwest Quarter of the Northeast Quarter of Section 13, Township 5 South, Range 2 East, San Bernardino Base and Meridian, in the County of Riverside, State of California, according to Official Plat thereof.

Excepting therefrom all that portion thereof conveyed to LeRoy A. Pawley by deed recorded June 5, 1946 in Book 746, Page 441 of Official Records of Riverside County, California.

Also excepting therefrom all that portion thereof conveyed to LeRoy A. Pawley by deed recorded February 1, 1945 in Book 660, Page 235 of Official Records of Riverside County, California.

Also excepting therefrom all that portion thereof described in deed to the County of Riverside recorded September 2, 1954 in Book 1633, Page 39 of Official Records of Riverside County, California.

Assessor's Parcel Number: 561-020-012

Parcel 3:

All that portion of the Northeast Quarter of Section 13, Township 5 South, Range 2 East, San Bernardino Base and Meridian, as shown by United States Government Survey, particularly described as follows:

Commencing at the Northeast corner of said Southeast; thence South 89°35' West, along the North line of said Section, 480.4 feet; thence South 29°38' West 618.2 feet for the point of beginning; said point being the Southeast corner of that certain Parcel of land as conveyed to the County of Riverside, by deed recorded April 5, 1923 in Book 578, Page 290 of Deeds, records of Riverside County, Calif;

Thence Southeasterly on a straight line, 160 feet - more or less, to the most Northerly corner of Lot 37 as shown on Map of Idyllwild Mountain Park Tract Sub. No. 1, on file in Book 8, Page 29 of Maps, records of Riverside County, California; thence Southwesterly along the Northwesterly line of said Idyllwild Mountain Park Tract Sub. No. 1, to the Northeast corner of Parcel 2 as conveyed to Southeastern California Association of Seventh-Day Adventists, a Corporation, by deed recorded no CLTA Preliminary Report Form - Modified (11-17-06)

7, 1942 in Book 560, Page 265 of Official Records of Riverside County, California; thence North 69°10' West along the Northerly line of said Parcel 2 so conveyed to the Southeastern Association of Seventh-Day Adventists, a Corporation, 343.75 feet to the most Northerly corner thereof; thence South 43°35' East, along the Westerly line of said Parcel 2 so conveyed to Southeastern California Association of Seventh-Day Adventists, a Corporation, 216.5 feet to an angle point in said Westerly line;

Thence South 19°43' West along the Westerly line of said Parcel 2 so conveyed to Southeastern California Association of Seventh-Day Adventists, a Corporation, and the Westerly line of that certain Parcel as conveyed to said Southeastern California Association of Seventh-Day Adventists, a Corporation, by deed recorded December 12, 1939 in Book 441, Page 280 of Official Records of Riverside County, California, 710.42 feet to the most Easterly corner of that certain Parcel of land conveyed to Leroy A. Pawley, a married man by deed recorded October 20, 1942 in Book 559, Page 199 of Official Records of the Recorder of Riverside County, California;

Thence North 43°51' West along the Northeasterly line of the Pawley property, a distance of 150 feet – more or less, to the East line of the West ½ of the West ½ of the Northeast ¼ of said Section 13;

Thence North along said East line 1570 feet – more or less, to the North line of said Section 13;

Thence North 89°35' East, along said North line 660 feet – more or less, to the Northwest corner of said Riverside County Playground.

Thence South 09°42' East, along the Westerly line of said Playground, 541.99 feet to the Southwest corner;

Thence North 89°35' East along the South line of said Playground, 413.1 feet to the point of beginning.

Together with all that portion of said Section 13 described in deed to the County of Riverside recorded April 5, 1923 in Book 578, Page 290 of Deeds, Records of Riverside County, California.

Together with all that portion of described in deed to the County of Riverside recorded May 9, 1956 in Book 1909, Page 264 of Official Records of Riverside County, California.

Together with all that portion of said Section 13 described in deed to the County of Riverside, a body corporate and politic recorded May 15, 1996 as Instrument No. 178594 of Official Records of Riverside County, California.

Excepting therefrom all that portion thereof conveyed to Southeastern California Association of Seventh Day Adventists, a Corporation by deed recorded May 9, 1956 in Book 1909, Page 199 of Official Records of Riverside County, California.

Also excepting therefrom all that portion thereof conveyed to Thomas S. Bernard and Sandra M. Bernard, husband and wife by deed recorded May 15, 1996 as Instrument No. 178595 of Official Records of Riverside County, California.

Assessor's Parcel Number: 561-020-029

Recorded at request of and return to:  
Riverside County Regional Parks  
& Open Space District  
4600 Crestmore Road  
Jurupa Valley, CA 92509

FREE RECORDING  
This instrument is for the benefit of the  
County of Riverside, and is entitled to be  
recorded without fee.  
(Govt. Code 27383)

Project: Mayflower Park space above this line for recorder's use  
APNs: 833-070-003, 833-070-009 and 833-070-010

## QUITCLAIM DEED

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

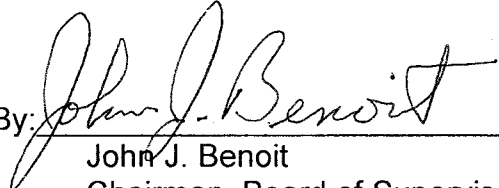
**THE COUNTY OF RIVERSIDE, a political subdivision of the State of California**


hereby remises, releases and forever quitclaims to the

**RIVERSIDE COUNTY REGIONAL PARKS & OPEN SPACE DISTRICT,  
a park and open space district**

its successors and assigns, all Grantor's right, title and interest in and to that certain real  
property situated in the County of Riverside, State of California, more fully described on  
Exhibit A, attached hereto and made a part hereof

Date: December 17, 2013

By:   
John J. Benoit  
Chairman, Board of Supervisors

ATTEST:  
KECIA HARPER-IHEM, Clerk  
By:   
DEPUTY

Dec 17 2013 3.11

STATE OF CALIFORNIA }  
 } §  
COUNTY OF RIVERSIDE }

On December 17, 2013, before me, April Eckles, Senior Board Assistant, personally appeared John J. Benoit, Chairman of the Board of Supervisors, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument; and that a copy of this paper, document or instrument has been delivered to the chairperson.

I certify under the penalty of perjury under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal

Kecia Harper-Ihem  
Clerk of the Board of Supervisors

By:  \_\_\_\_\_  
Deputy Clerk

(SEAL)



RIVERSIDE COUNTY REGIONAL PARK & OPEN SPACE DISTRICT  
CERTIFICATE OF ACCEPTANCE OF QUITCLAIM DEED  
APNs: 833-070-003, 833-070-009 and 833-070-010  
Pursuant to Government Code Section 25521.5

This is to certify that the interest in real property conveyed by Quitclaim Deed dated \_\_\_\_\_ from the COUNTY OF RIVERSIDE, a political subdivision of the State of California, to the RIVERSIDE COUNTY REGIONAL PARK & OPEN SPACE DISTRICT, a park and open space district, is hereby accepted by order of the Board of Directors on 4/8/14, and the RIVERSIDE COUNTY REGIONAL PARK & OPEN SPACE DISTRICT consents to recordation thereof.

Dated this 8th day of April, 2014.

RIVERSIDE COUNTY REGIONAL PARK  
& OPEN SPACE DISTRICT

By   
Chairman, Board of Directors **KEVIN JEFFRIES**

ATTEST:

KECIA HARPER-IHEM, Clerk

By   
DEPUTY

## EXHIBIT "A"

All that certain real property situated in the County of Riverside, State of California, described as follows:

### Parcel A:

That portion of fractional Section 12, Township 6 South, Range 23 East, San Bernardino Base and Meridian, in the County of Riverside, State of California, according to the Official Plat thereof, described as follows:

Beginning at the Northwest corner of said fractional Section 12;  
Thence North 89°14'16" East along the Northerly line of said fractional Section 12, a distance of 1660.55 feet to the meander traverse line as set approximately 10.00 feet Westerly of the right bank of the Colorado River, as shown on map on file in Book 23 of Record of Survey, at Pages 99 and 100 thereof, Records of Riverside County, California;  
Thence South 18°00'00" West, along said meander traverse line, a distance of 17.00 feet;  
Thence South 07°09'00" West, continuing along said meander traverse line, a distance of 351.40 feet;  
Thence South 14°05'30" West, continuing along said meander traverse line, a distance of 999.45 feet to the Northeast corner of that certain Parcel of land conveyed to the County of Riverside by deed recorded October 13, 1972 as Instrument No. 137272, of Official Records of Riverside County, California;

Thence South 89°20'23" West, along the Northerly line of said Parcel of land conveyed to the County of Riverside and the Northerly line of that certain Parcel of land conveyed to the County of Riverside by deed recorded May 12, 1975 as Instrument No. 54296, of Official Records of Riverside County, California, a distance of 942.47 feet to the Northwest corner thereof.  
Thence South 01°07'40" East, along the Westerly line of said Parcel of land conveyed to the County of Riverside, by deed recorded May 12, 1975 and Westerly line of that certain Parcel of land conveyed to the County of Riverside by deed recorded July 6, 1976 as Instrument No. 96916, of Official Records of Riverside County, California, a distance of 1189.63 feet to the Southwest corner thereof;  
Thence North 88°00" East, along the Southerly line of said Parcel of land conveyed to the County of Riverside by deed recorded July 6, 1976 a distance of 370.02 feet to the Southeast corner thereof, said corner being on the Westerly line of said Parcel of land conveyed to the County of Riverside by deed recorded October 13, 1972;  
Thence South 01°07'40" East, along said Westerly line, a distance of 80.00 feet to the Southwest corner thereof, said corner also being on the Northerly line of that certain Parcel of land conveyed to James B. Waggoner, et ux by deed recorded April 20, 1954 in Book 1578, Page 233, of Official Records of Riverside County, California;  
Thence South 88°19'00" West, along said Northerly line, a distance of 769.58 feet to the Northwest corner thereof, said corner being on the Westerly line of said fractional Section 12;  
Thence North 01°07'40" West, along said Westerly line a distance of 2604.60 feet to the point of beginning.

Assessor's Parcel Number: 833-070-010

### Parcel B:

Lands commonly referred to as accretion lands, more particularly described as follows:

Beginning at the intersection of the Easterly extension of the East and West center line of Section 11, Township 6 South, Range 23 East, San Bernardino Base and Meridian, in the San Bernardino

Base and Meridian in the County of Riverside, State of California, according to the Official plat thereof, with the Northerly extension of the Westerly line of Government Lot 1 in Section 12, Township 6 South, Range 23 East, San Bernardino Base and Meridian;

Thence Northerly on the Northerly extension of the Westerly line of said Government Lot 1, 51 feet;

Thence North 88°19' East, to the Northwesterly corner of Parcel 12 shown on Records of Survey entitled "Record of Survey showing a survey of a portion of Fractional Section 12, Township 6 South, Range 23 East, San Bernardino Base and Meridian, and adjoining accretion land" on file in Book 20, Page 84 of Records of Survey, Riverside County Records;

Thence Southerly along the Westerly line of said Parcel 12, to the Easterly extension of the East and West center line of said Section 11;

Thence Westerly, along the said center line, to the point of beginning.

Assessor's Parcel Number: 833-070-009

Parcel C:

A portion of the accretion land lying Easterly of Government Lot in the Northeast Quarter of fractional Section 11, Township 6 South, Range 23 East, San Bernardino Base and Meridian, being more particularly described by metes and bounds as follows:

Beginning at the Southeast corner of said Section 11;

Thence North 1°07'40" West, along the Easterly line of said Section 11 and the Northerly prolongation thereof a distance of ,655.60 feet to a point on the Easterly prolongation of the East and West center line of said Section 11;

Thence North 89°26'30" East, along said Easterly prolongation of the East and West center line a distance of 981.89 feet;

Thence North 9°59'20" West, a distance of 86.21 feet to the true point of beginning of the Parcel of land to be conveyed;

Thence North 4°33' West, a distance of 600 feet;

Thence North 89°26'30" East, a distance of 300 feet to a point on the right bank of the Colorado River;

Thence South 4°33'00" East, along said right bank a distance of 600 feet to a point from which the point of beginning bears South 89°26'30" West a distance of 300 feet;

Thence South 89°26'30" West, a distance of 239.18 feet;

Thence South 9°59'20" East, a distance of 86.21 feet to a point on said Easterly prolongation of the East and West center line of said Section 11;

Thence South 89°26'30" West, along said prolonged center line a distance of 60.42 feet;

Thence North 9°59'20" West, a distance of 86.21 feet to the true point of beginning.

Assessor's Parcel Number: 833-070-003