

RECORDING  
REQUEST

When recorded return to:  
City Clerk, City of Buena Park  
6650 Beach Blvd., P.O. Box 5009  
Buena Park, Ca 90622

32902

BK 13516PG 1241

EXEMPT  
C4

AFFIDAVIT AND STATEMENT

RECORDED IN OFFICIAL RECORDS  
OF ORANGE COUNTY, CALIFORNIA

-11:30 AM FEB 28 1980

LEE A. BRANCH, County Recorder

STATE OF CALIFORNIA )  
COUNTY OF ORANGE ) ss

MARGUERITE G. COURSON, being first duly sworn, deposes and says:

That she is now and at all times herein mentioned the duly appointed,  
qualified and acting Clerk of the City of Buena Park, a municipal corporation;  
Clerk of the City Council of said City; and Clerk of the Community Redevelopment  
Agency of the City of Buena Park.

That by proceedings instituted under the California Redevelopment Law  
the City Council of the City of Buena Park did on December 3, 1979, by final  
adoption of its Ordinance No. 1069 approve and adopt a Redevelopment Plan for  
the City of Buena Park's Central Business District Redevelopment Project Area  
as described in the boundary description attached hereto as Exhibit "A" and  
incorporated herein, and, therefore, proceedings for the redevelopment of  
such Project Area have been instituted under the California Community Redevelop-  
ment Law.

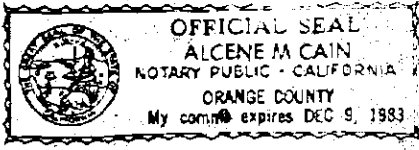
Witness my hand this 28th day of February, 1980.

*Marguerite G. Courson*

City Clerk, Clerk of the City Council and  
Clerk of the Community Redevelopment Agency  
City of Buena Park, County of Orange,  
California.

Subscribed and sworn to before me  
this 28th day of February, 1980.

*Alcane M. Cain*  
Notary Public in and for the County  
of Orange, State of California



BOUNDARY DESCRIPTION

BK 13516PG 1242

EXHIBIT "A"

CITY OF BUENA PARK  
CBD REDEVELOPMENT PROJECT AREA

All that certain real property in the City of Buena Park, County of Orange, State of California described as follows:

BEGINNING at the centerline intersection of Artesia Boulevard, 88 feet wide, (formerly Second Street) and Manchester Boulevard, 100 feet wide as shown on a map filed in Book 83, Page 20 of Parcel Maps in the Office of the County Recorder of Orange County, California; thence easterly along the centerline of said Artesia Boulevard, North  $89^{\circ}47'31''$  East 1178.53 feet to the northerly prolongation of the westerly line of Parcel 2 of said map; thence southerly along said westerly line South  $00^{\circ}29'06''$  East 620.14 feet to the southerly line of said Parcel 2; thence easterly along southerly line of Parcel 1 North  $89^{\circ}37'51''$  East 267.91 feet to its intersection with the centerline of Western Avenue, 80 feet wide; thence southerly along said centerline South  $00^{\circ}26'30''$  East 324.26 feet to the westerly prolongation of the southerly line of Lot 62 as shown on a map of Tract No. 714 filed in Book 21, Page 12 of Miscellaneous Maps in the Office of the County Recorder of Orange County; thence easterly along the southerly line of Lots 62 and 59 and its prolongation thereof across Kingman Avenue, 60 feet wide, and along the southerly line of Lots 42 and 39, North  $89^{\circ}35'20''$  East 873.51 feet to its intersection with the centerline of Fullerton Avenue, 60 feet wide; thence northerly along said centerline North  $00^{\circ}26'47''$  West 944.40 feet to the centerline intersection of said Fullerton Avenue and Artesia Boulevard, 60 feet wide; thence easterly along the centerline of said Artesia Boulevard, North  $89^{\circ}35'00''$  East 459.00 feet to the centerline intersection of Beach Boulevard, 104 feet wide (formerly Grand Avenue); thence continuing along Artesia Boulevard, North  $89^{\circ}32'00''$  East 354.00 feet to the centerline intersection of Homewood Avenue, 60 feet wide as shown on a map of Tract No. 625 filed in Book 21, Page 46 of Miscellaneous Maps in the Office of the County Recorder in the County of Orange; thence southerly along said centerline of Homewood Avenue, South  $00^{\circ}30'10''$  East 1319.87 feet to the centerline intersection of said Homewood Avenue and Commonwealth Avenue, 70 feet wide; thence continuing southerly along said Homewood Avenue, South  $00^{\circ}30'10''$  East 755.00 feet to its intersection with the westerly prolongation of the southerly line of Lot 60 as shown on a map of Tract 624, filed in Book 19, Page 36 of Miscellaneous Maps in the Office of the County Recorder of Orange County; thence easterly along said westerly prolongation and southerly line, along southerly line of said Lots 60 and 85 North  $89^{\circ}31'30''$  East 340.00 feet to its intersection with the centerline of Darlington Avenue, 80 feet wide; thence

southerly along said centerline, South  $00^{\circ}30'20''$  East 230.00 feet to the centerline intersection of said Darlington Avenue and Eighth Street, 60 feet wide; thence easterly along said Eighth Street, North  $89^{\circ}31'30''$  East 625.90 feet to its intersection with the centerline of Stanton Avenue, 60 feet wide (formerly Eastern Avenue); thence southerly along centerline of said Stanton Avenue South  $00^{\circ}30'30''$  East 334.94 feet to its intersection with the centerline of Whitaker Street 60 feet wide as shown on a record of survey filed in Book 15, Page 13 in the Office of the County Recorder of Orange County; thence easterly on said centerline of said Whitaker Street North  $89^{\circ}35'30''$  East 369.77 feet to the northerly prolongation of the easterly line of Lot 3 of Tract No. 1073 as shown on a map filed in Book 34, Page 40 of Miscellaneous Maps in the Office of the County Recorder of the County of Orange; thence southerly along said northerly prolongation of easterly line of said Lot 3 and continuing along easterly line of Lot 22, and the prolongation thereof South  $00^{\circ}29'30''$  East 411.00 feet to its intersection with the northerly and easterly line of Lot 36 of said Tract No. 1073; thence southeasterly along said easterly line of Lot 36 and continuing along Lots 37, 38, 39, 40, 41, 42, 43, and 44, South  $57^{\circ}00'50''$  East 939.49 feet; thence South  $23^{\circ}48'00''$  East 201.99 feet along easterly line of Lot 44; thence continuing along the prolongation of last mentioned course South  $23^{\circ}48'00''$  East 61.13 feet across Fullerton Creek Channel, 60 feet wide, to the northeasterly corner of Lot 45 of said Tract No. 1073; thence southerly along easterly line of Lot 45 South  $07^{\circ}17'10''$  East 262.82 feet to the southerly line of Lot 45; thence along said southerly line, South  $83^{\circ}07'50''$  West 154.25 feet to the beginning of a tangent curve concave northeasterly and having a radius of 50.00 feet; thence westerly and northwesterly along said curve through a central angle of  $52^{\circ}33'33''$  and an arc length of 45.87 feet to the beginning of a compound curve concave northeasterly and having a radius of 2353.00 feet; a radial line of said curve through said beginning bears South  $45^{\circ}41'23''$  West; thence northwesterly along said curve through a central angle of  $06^{\circ}09'25''$  and an arc length of 252.85 feet; thence South  $77^{\circ}13'38''$  West 37.53 feet; thence North  $34^{\circ}02'20''$  West 215.60 feet to the beginning of a tangent curve concave southwesterly (and concentric with centerline of Manchester Avenue) and having a radius of 2050.00 feet; thence northwesterly along said curve through a central angle of  $23^{\circ}00'00''$  and an arc length of 822.92 feet; thence southerly along the prolongation of the radial line at the terminus of last curve South  $32^{\circ}57'40''$  West 100 feet; thence along State Right-of-Way Map 9011 through the following courses South  $43^{\circ}40'06''$  East 87.00 feet; thence South  $27^{\circ}40'06''$  East 112.00 feet; thence South  $19^{\circ}10'06''$  East 88.81 feet; thence South  $20^{\circ}19'54''$  West 20.00 feet thence North  $61^{\circ}12'13''$  West 351.84 feet to its inter-section with the centerline

of Stanton Avenue; thence southerly along said centerline South  $00^{\circ}30'00''$  East 470.00 feet to the centerline intersection of said Stanton Avenue and Court Street, 40 feet wide as shown on a map of Tract No. 397 filed in Book 16, Page 38 of Miscellaneous Maps in the Office of the County Recorder of the County of Orange; thence westerly along said centerline of said Court Street, South  $89^{\circ}34'00''$  West 1320.00 feet to the centerline intersection of Beach Boulevard, 104 feet wide (formerly Grand Avenue); thence North  $00^{\circ}30'00''$  west 134.12 feet along said centerline to its intersection with the centerline of Tenth Street, 60 feet wide; thence westerly along said centerline of said Tenth Street; West 209.00 feet to the southerly prolongation of the westerly line common to Lots 1, 2, 3, 4, and 5 as shown on a "Map of Subdivision of the East Half and West Half of Block 58 of Buena Park", filed in Book 1, Page 82 of Miscellaneous Maps in the Office of the County Recorder of Orange County, California; thence northerly along said westerly line, and its southerly prolongation North 660.00 feet to its intersection with the centerline of Ninth Street, 60 feet wide; thence westerly along said centerline South  $89^{\circ}31'30''$  West 476.48 feet to its intersection with the centerline of Fullerton Avenue, 60 feet wide, as shown on a map of Tract No. 524 filed in Book 22, Page 1 of Miscellaneous Maps in the Office of the County Recorder in the County of Orange; thence northerly along said centerline of Fullerton Avenue, North  $00^{\circ}28'30''$  West 399.54 feet to its intersection with the centerline of Eighth Street, 60 feet wide; thence North  $57^{\circ}01'00''$  West 776.62 feet along centerline of said Eighth Street to its intersection with the centerline of Western Avenue, 60 feet wide; thence southerly along centerline of said Western Avenue, South  $00^{\circ}28'30''$  East 167.71 feet to its intersection with the centerline of Eighth Street, 60 feet wide; thence westerly along said centerline of Eighth Street South  $89^{\circ}35'30''$  West 440.00 feet as shown on a map of Tract No. 481 filed in Book 17, Page 29 of Miscellaneous Maps in the Office of the County Recorder, in the County of Orange, to its intersection with the southerly prolongation of the easterly line of Lot 2 of a map of Whitaker Addition - Buena Park recorded in Book 21, Page 64 of Miscellaneous Records of Los Angeles County, California; thence continuing along same centerline west 440.00 feet to its intersection with the southerly prolongation of the westerly line of said Lot 2; thence northerly along said westerly line, north 503.10 feet to its intersection with the southerly line of Lot 1, of the "Buena Park Eucalyptus Tract" as shown on a map of the same, filed in Book 5, Page 20 of Miscellaneous Maps in the Office of the County Recorder of Orange County; thence easterly along said southerly line, North  $89^{\circ}30'00''$  East 112.00 feet more or less to the southeast corner of said Lot 1; thence northerly along said easterly line of Lot 1 and easterly line of the "Buena Park Eucalyptus

Tract", North  $00^{\circ}36'00''$  West 627.73 feet to its intersection with the northerly right-of-way of the Santa Ana Freeway as shown on Map 9011 Santa Ana Freeway Right-of-Way Map in the Office of the County Recorder, Orange County; thence northwesterly along said right-of-way line North  $57^{\circ}10'06''$  West 329.54 feet; thence North  $48^{\circ}38'16''$  West 121.34 feet; thence North  $17^{\circ}38'19''$  West 70.66 feet; thence parallel with Botryoides Avenue North  $00^{\circ}39'50''$  West 199.58 feet; thence North  $56^{\circ}37'58''$  East 26.73 feet; thence North  $00^{\circ}39'50''$  West 95.09 feet to its intersection with the centerline of Manchester Avenue 100 feet wide; thence northwesterly along said centerline of Manchester Avenue, North  $57^{\circ}10'06''$  West 977.69 feet to the TRUE POINT OF BEGINNING.

Contains approximately 196.00 acres.

J.N. 2201-044-0  
July 9, 1979  
AA:fa