GLEMED II. STEPPER and CARRIE STEPPER, his wife, drantors, for a valuable consideration, receipt of which is hereby acknowledged, do hereby Grant to CHEY or LEVERSIDE, a municipal corporation, for public street pageses, the real property in the City of Riverside, County of Riverside, State of California, described as follows:

The Scutburly 13 fact (said 15 foot being measured at right angles to the Neutherly line of Jurapa Avenue as located or behaving M., 1727) of the following described property:

That portion of Lot 237 of lands of Southern California Colony Association, as shown by map on file in Book 7, page 3 of laps, San Described on follows: Course single that

Farnardine County Records, described as follows: Connecting at the intersection of the Lasterly line of he rolic Avenue and the intersection of the Lasterly line of Ma rolic Avenue and the Southerly line of Lasterly line of Ma rolic Avenue and the Southerly line of Missees Street as said Lrisees Linear is described in Deed to the City of Mitomaide, recorded in Book 370, p. pe 301 of Deeds, Riverside County Records; thence Lasterly, along the Southerly line of said Lrisees Street, 240 reet; thence of a might angle Bootherly, parallel with the Lasterly line of Magnelia Avenue, 150 feet, for the true point of leginning; thence running Lasterly, namelled with the Southerly line of cala Briceo Street, 30 feet; there as a line truck Southerly line of Jurupa Avenue, as located on Pebros 7, 17, 1927; whose Mesterly, along the Mortherly line of said Jurupa Avenue, to a point 240 feet Lasterly from the Lasterly line of said Jurupa Avenue, to a point 240 feet Lasterly from the Lasterly line of Magnelia Avenue, to the true point of beginning.

Said property is also seem as the Southerly 12 feet a Lot 38 on Assessor's Lap No. 3 on file in Book 1, page 3 of Assessor's Maps, Miverside County Accords. Said 13 feet measured at midt ingles to the Lortherly line of Jurupa Avenue.

the Lortherly line of Jurupa Avende.

Dated Septo Ler 21, 1954

/s/ Gerald L. Stoffen

/s/ Carrie I teffen

Lyda Frances From, Indary

Res. # 6344 Book 1635/492

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GRANT DEED

GERALD H. STEFFEN and CARRIE STEFFEN, his wife, Grantors, for a valuable consideration, receipt of which is hereby acknowledged, do hereby Grant to CITY OF RIVERSIDE, a municipal corporation, for public street purposes, the real property in the City of Riverside, County of Riverside, State of California, described as follows:

The Southerly 13 feet (said 13 feet being measured at right angles to the Northerly line of Jurupa Avenue as located on February 17,

1927) of the following described property:
That portion of Lot 237 of lands of Southern California Colony Association, as shown by map on file in Book 7, page 3 of Maps, San Bernardino County Records, described as follows: Commencing at the intersection of the Easterly line of Magnolia Avenue and the Southerly line of Briscoe Street as said Briscoe Street is described in Deed to the City of Riverside, recorded in Book 370, page 301 of Deeds, Riverside County Records; thence Easterly, along the Southerly line of said Briscoe Street, 240 feet; thence at a right angle Southerly, parallel with the Easterly line of Magnolia Avenue, 150 feet, for the true point of beginning; thence running Easterly, parallel with the Southerly line of said Briscoe Street, 50 feet; thence at a right angle Southerly, parallel with the Easterly line of Magnolia Avenue to the Northerly line of Jurupa Avenue, as located on February 17, 1927; thence Westerly, along the Northerly line of said Jurupa Avenue, to a point 240 feet Easterly from the Easterly line of Magnolia Avenue, when measured on a line at right angles thereto; thence Northerly, parallel with the Easterly line of Magnolia Avenue, to the true point of beginning.

Said property is also shown as the Southerly 13 feet of Lot 38 on Assessor's Map No. 3 on file in Book 1, page 3 of Assessor's Maps Riverside County Records. Said 13 feet measured at right angles to the Northerly line of Jurupa Avenue.

Dated September 28, 1954

/s/ Gerald H. Steffen

/s/ Carrie Steffen

Lyda Frances Brown, Notary

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