

GRANT DEED

THE 8133 MAGNOLIA CORP., a California Corporation,

(Grantor - ~~Grantors~~)

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, ~~doe~~ _____
hereby grant to the CITY OF RIVERSIDE, a municipal corporation, the real property in the
City of Riverside, County of Riverside, State of California, described as follows: --

See attached description.

Dated FEB. 27 19 63

THE 8133 MAGNOLIA CORP., a
California Corporation

(s) By M. F. Wanda

By _____

RECORDED MAR. 1, 1963
BOOK 3333 PAGE 583
OFFICIAL RECORDS, RIV. CO.
INSTRUMENT NO. 21142

A portion of Lot 14, Block 15, of the lands of the Riverside Land and Irrigating Company per map on file in Book 1, page 70 of Maps, Records of San Bernardino County, California, described as follows using the southeasterly line of Oak Manor No. 6 per map on file in Book 34, page 92 of Maps, Records of Riverside County, California, taken as N56°00'E:

Parcel A

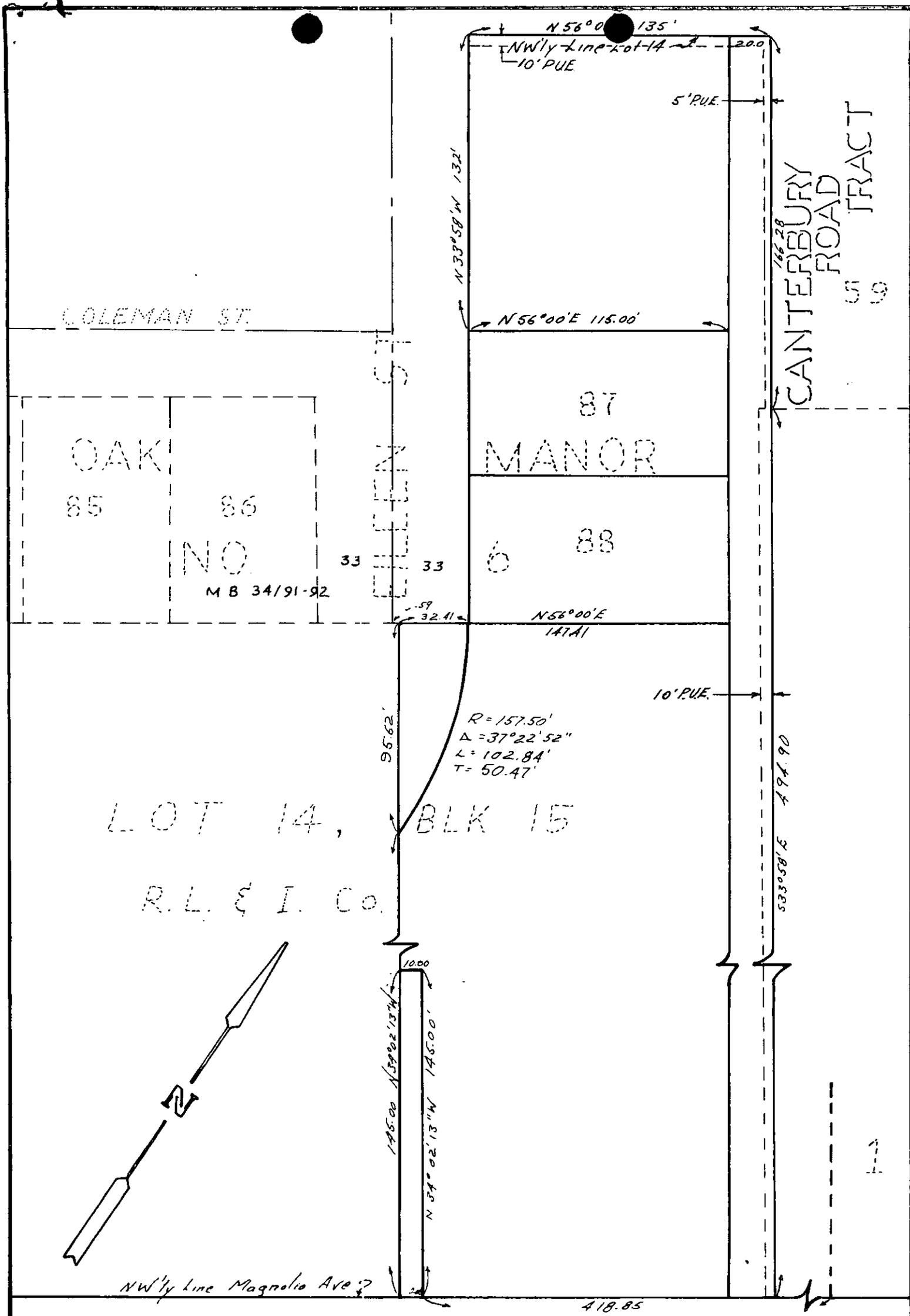
Beginning at a point on the northeasterly line of Eileen Street (66 feet wide) being also the most southerly corner of Lot 88 of said Oak Manor No. 6, being also the beginning of a tangent curve concave southwesterly having a radius of 157.50 feet; Thence southeasterly along the arc of said curve, 102.84 feet, through a central angle of 37°22'52", to an intersection with a non-tangent line (a radial at said intersection bears S86°35'08"E); Thence N34°02'13"W, 95.62 feet, to the southeasterly line of said Oak Manor No. 6; Thence N56°00'E, 32.41 feet, along said southeasterly line to the point of beginning.
For public street purposes.

Parcel B

Beginning at a point in the existing northwesterly line of Magnolia Avenue, southwesterly along said northwesterly line 418.85 feet from the most southerly corner of Lot 1 of Canterbury Road Tract per map on file in Book 26, pages 1 and 2 of Maps, Records of Riverside County, California; Thence continuing southwesterly along said northwesterly line 10.00 feet; Thence N34°02'13"W, 145.00 feet; Thence N55°58'34"E, 10.00 feet; Thence S34°02'13"E, 145.00 feet, to the point of beginning.

Being also described as the southwesterly 10 feet of the southeasterly 145 feet of the parcel of land described in deed to Second Church of Christ, Scientist, Riverside, recorded September 6, 1957, as Instrument No. 64466, Records of Riverside County, California.

5/14 RK



CITY OF RIVERSIDE, CALIFORNIA

PLAT OF PARCEL(S) DESCRIBED
IN THE ATTACHED DOCUMENT

This plat is solely an aid in locating the parcel(s) described in the attached document. It is not a part of the written description therein.

SCALE: 1" = 50'

DRAWN 9/28/62 BY JS

SUBJECT TR/S 691

4561