

FILE COPY
1-17-64

GRANT DEED

HELEN CATHERINE THOMAS

(Grantor - ~~ORANGE~~)

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do es _____
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: --

That portion of Lot 81, S.C.C.A. Lands as shown by map on
file in Book 7, page 3 of Maps, Records of San Bernardino County,
California, described as follows:

Commencing at the intersection of the center lines of
Orange Street (a street of variable width) with the center line
of Columbia Avenue (formerly Santa Ana Street) as said streets
are shown on said map;

Thence N61°00'30"W 281.10 feet along the center line of
Columbia Avenue;

Thence leaving said center line S28°59'30"W 33.00 feet to
the true point of beginning;

Thence continuing S28°59'30"W 11.00 feet;

Thence N61°00'30"W 76.00 feet;

Thence N28°59'30"E 11.00 feet;

Thence S61°00'30"E 76.00 feet to the true point of beginning.

Witness: *A.M. Rice*

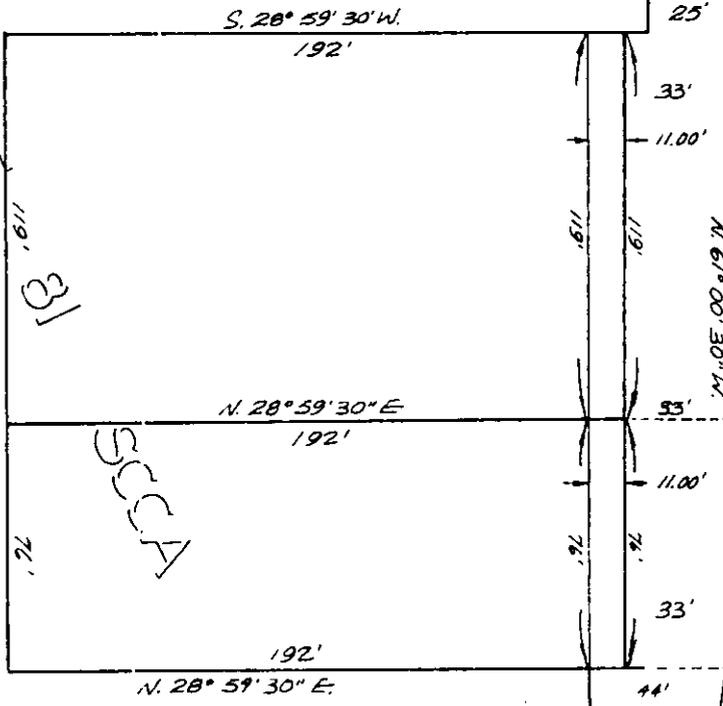
Dated Jan 24 19 64

(S) _____
Helen Catherine Thomas

RECORDED Feb. 4, 64
BOOK 3601 PAGE 360
OFFICIAL RECORDS, R.I., CO.
INSTRUMENT NO. 14207

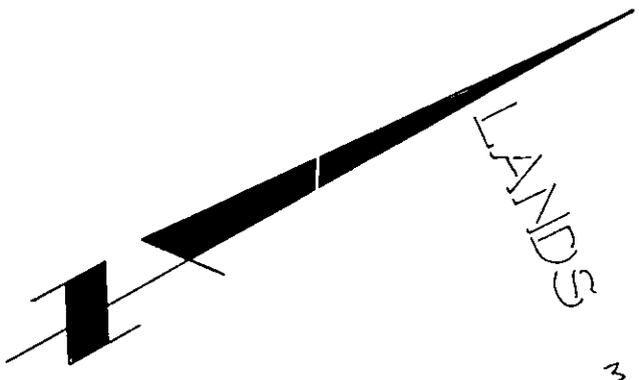
v/7
RK

FOR LOT



COLUMBIA

AVE.



LANDS

M.B. 7 Pg. 3 S.B. CO. REC.

ORANGE ST

N. 29° 07' E.

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" = 60'

DRAWN: 1/16/64 BY JM

SUBJECT Columbia Ave Main to Shuler

2/7

+855

Two uniform strips of land over, under and across portions of Lots 21 and 28, Block 32 as shown on map of a Resubdivision of Block 32 and Southwest quarter of Section 16 of Arlington Heights on file in Book 1, page 37 of Maps, Records of Riverside County, California, being more particularly described as follows:

PARCEL NO. 1 - A uniform strip of land, 20 feet in width, lying 10 feet on each side of the following described line; commencing at the northeasterly terminus of that certain southeasterly line of said Lot 28 delineated as $N77^{\circ}29'W$ on said map, said point being also the beginning of a curve concave northwesterly with a radius of 220 feet; thence northeasterly along said curve thru an angle of $27^{\circ}39'$, an arc length of 106.17 feet to the TRUE point of beginning; thence northeasterly on a direct line 164.36 feet to an end on that certain southeasterly line of Lot 28 delineated as $S35^{\circ}01'W$, on said map, said point of ending being 14.95 feet northeasterly of the southwesterly terminus of said line delineated as $S35^{\circ}01'W$.

The side lines of said 20 foot strip shall be lengthened or shortened to terminate on the southeasterly line of said Lot 28.

PARCEL NO. 2 - A uniform strip of land, 10 feet in width, lying 5 feet on each side of the following described line; beginning at a point on that certain southeasterly line of Lot 21 delineated as $S71^{\circ}25'W$ on said map, said point begin 12.47 feet easterly of the westerly terminus of said line; thence North $27^{\circ}49'$ West a distance of 90 feet to an end.

The side lines of said 10 foot strip shall be lengthened or shortened to terminate southerly on the southeasterly line of said Lot 21 and northerly on a line at right angles to the hereinabove described line.