

Pepper Drive

OR 1269/221-223

19616

May 8, 1951

DEED

LA SIERRA COLLEGE, by
Pr & Secy (seal)

COUNTY OF RIVERSIDE

\$1 grant
6

All that por of the NW $\frac{1}{4}$ of Sec 15, T3S, R5W, SBM, shown by
Map of Subd of Rancho La Sierra, 6/70 Riv, more partic daf:

Quiet Lane (Pepper Dr)
PARCEL #1: Com at the most Ely cor of that cert 23.89 acre
Tract granted to F. W. Reynolds in April, 1912 by Deed rec in
349/81 Deeds, Riv; th SWly on the SEly ln of sd 23.89 acre
tract on a curve to the left, having a radius of 1875.75 ft,
for a dist of 21.86 ft; th S 79° 29' 45" W, dist of 632.54 ft
to the true pob for this parcel, sd pt is also the SE cor of
Pepper Drive, as shown on map of La Sierra Vista Tract, 12/69
Riv; th conti S 79° 29' 45" W al the Sly ln of sd Pepper Drive,
dist of 251.05 ft; th SEly on the arc of a 20 ft radius curve,
tangent to the last desc course & concave to the SWly, thru
an angle of 120° 00' for an arc dist of 41.89 ft; th S 19° 29'
45" W a dist of 22.69 ft; th Wly on the arc of a 30 ft radius
curve, tangent to the last desc course, & concave to the N,
thru an angle of 129° 04' for an arc dist of 67.58 ft; th N
31° 26' 15" W, dist of 48.67 ft to a pt on the Sly ln of sd
Pepper Drive; th S 79° 29' 45" W al sd Sly ln & its prolongatio
a dist of 42.82 ft; th S 31° 26' 15" E, dist of 63.97 ft; th
Ely on a the arc of a 70 ft radius curve, tangent to the ~~and~~
cont

5409(A-A)

(cont of 3)

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dist of 51.42 ft to a pt on the NEly ln of sd 23.89 acre Tract; th N 45° 44' 15" W al sd NEly ln, dist of 30.61 ft to the true pob

PARCEL #3 (y) *Hazel Dell Dr* All that por of the NW $\frac{1}{4}$ of Sec 15, T3S, R6W, SBM 6/70 Riv, more partic daf:

A strip of land 50 ft wide, meas at r/a, being 25 ft on each side of the fol desc cen ln:

Beg at the SE cor of Lemon Hts Subd, 12/31 Riv; th ~~S 27° 29' 45" N~~ N 79° 29' 45" E, dist of 352.29 ft to a pt on the cen ln of Sierra Vista St (Lot L) from which ~~is~~ the intersec of the cen lns of Lots L & I, as shown on Tract #2 of La Sierra Hts, S 7/66 Riv, beats S 24° 30' 15" E, dist of 110.98 ft.

RESOLUTION ATTACHED

Dated: May 4/51

EXEC: OK ps

Ack: Robert W. Bickett, Np Riv Co., May 4/51 Seal

R_pt: Gtee, City

Filed: Co Clerk

5409(AA)