

Microfilm recording from 4-1-65. Book and page no longer assigned. Identify by document number and year of filing.

GRANT DEED

APPROVED AS TO FORM

M. Neal King
DEPUTY CITY ATTORNEY

RECEIVED FOR RECORD

JUN 11 1965

Recorded in Official Records of Riverside County, California.

At Request of *Grantee*

55 Min. Part of Clock

FEE \$ 24.00 Recorder

MARCO N. CHARLES AND MARY A. CHARLES, husband and wife,

(Grantors - Grantors)

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do _____ 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 the Northeast one-quarter of Section 12, Township 3 South, Range 6 West, as shown by map of Rancho La Sierra on file in Book 6 of Maps, at Page 70 thereof, Records of Riverside County, California; described as follows:

Commencing at the intersection of the Southwesterly line of Van Buren Street with Southeasterly line of Challen Avenue, as shown by map on file in Book 20 of Records of Survey, at Page 66 thereof, Records of Riverside County, California;

Thence S55°15'30"W, along the Southeasterly line of said Challen Avenue, a distance of 506.50 feet;

Thence Southwesterly, continuing along the Southeasterly line of said Challen Avenue, on a curve concave to the Northwest, having a radius of 340.00 feet, through an angle of 06°01'40", an arc length of 35.77 feet to the point of beginning of the parcel of land to be described;

Thence Southwesterly, continuing along the Southeasterly line of said Challen Avenue, on a curve concave to the Northwest, having a radius of 340.00 feet, through an angle of 03°47'10", an arc length of 22.47 feet (the initial radial line bears S28°42'50"E);

Thence S00°16'30"W, a distance of 55.19 feet;

Thence S37°31'00"E, a distance of 154.98 feet to the most Southerly corner of that certain parcel of land conveyed to Marco N. Charles, et ux., by deed filed for record December 28, 1956 as Instrument No. 87458, Records of Riverside County, California;

Thence N55°15'30"E, along the Southeasterly line of said parcel conveyed to Marco N. Charles, et ux., a distance of 20.02 feet;

Thence N37°31'00"W, a distance of 149.10 feet;

Thence N00°16'30"E, a distance of 58.58 feet to the point of beginning.

DESCRIPTION APPROVAL

by *Samuel Smith* 6.1.1965 by *WLP*
Surveyor

Dated JUNE 8, 1965 19

Marco N Charles

MARCO N. CHARLES

Mary A Charles
MARY A. CHARLES

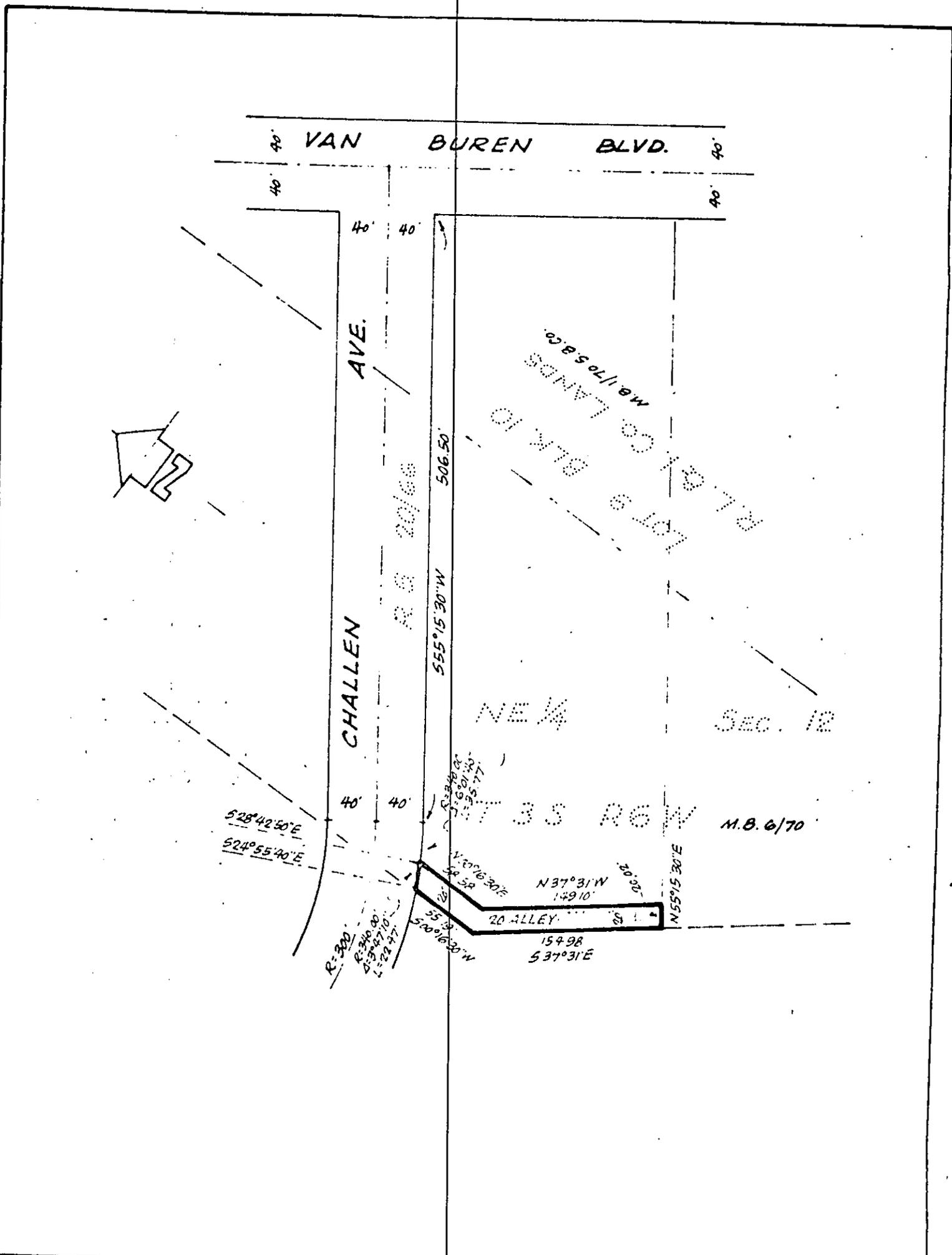
RECORDED JUN 11 1965

BOOK PAGE

OFFICIAL RECORDS, INC. CO.

INSTRUMENT NO. 68144

CL 304-418 (4/64)



CITY OF RIVERSIDE, CALIF.

PLAT OF PARCEL DESCRIBED
IN THE ATTACHED DOCUMENT

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

SCALE 1"=100'

DRAWN 5/17/65 BY Gene

SUBJECT: ZONE CASE R-77-645

5448