

56186

6812

When recorded mail to:

*City Clerk's Office  
City of Riverside  
City Hall, 3711 Orange St.  
Riverside, Calif. 92501*

*Walter K. Vitt*  
DEPUTY CITY ATTORNEY

DOCUMENTARY STAMPS AFFIXED \$ \_\_\_\_\_

DOCUMENTARY TRANSFER TAX

\$ \_\_\_\_\_  None

Signature *M. E. Dudick*

CITY OF RIVERSIDE

The real property herein described is in the City of Riverside.

CITY DEED NO. \_\_\_\_\_

GRANT DEED

CALIFORNIA FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation

Grantor

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:

See Attached Description.

CALIFORNIA FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation

Dated \_\_\_\_\_

BY *James R. Butler Vice Pres.*

BY *Rosemary Bolen*

CONSENT TO RECORDATION

THIS IS TO CERTIFY that the interest

TO 449 C  
(Corporation)

STATE OF CALIFORNIA }  
COUNTY OF Los Angeles } SS.

On May 26, 1969 before me, the undersigned, a Notary Public in and for said State, personally appeared James R. Butler

known to me to be the Vice President, and Rosemary Bolen

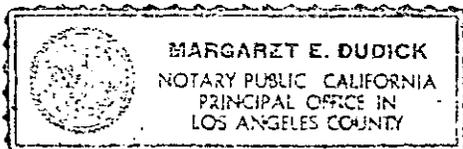
known to me to be Ass't. Secretary of the corporation that executed the within Instrument,

known to me to be the persons who executed the within Instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the within instrument pursuant to its by-laws or a resolution of its board of directors.

WITNESS my hand and official seal.

Signature *Margaret E. Dudick*

ME/5995 MARGARET E. DUDICK  
Name (Type or Printed)



My Commission Expires Nov. 2, 1969

AM 12-23 & 24 NB 6812

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STAPLE HERE



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That portion of Lots 9, 11, 12, 13 16 and "D", and those portions of Lots 14 and 15 of La Colina Tract, as shown by map on file in Book 9, Pages 31 and 32 of Maps, records of Riverside County, California; that portion of Lot 3 of Monte Vista Tract, as shown by map on file in Book 6, Page 20 of Maps, records of said County; and those portions of the west half of the northwest quarter of Section 32, Township 2 South, Range 4 West, San Bernardino Meridian, described as follows:

BEGINNING at the southwesterly corner of Lot "B" of Tract 2721, as shown by map on file in Book 51, Pages 58 through 60, inclusive of Maps, records of said County;

Thence along the westerly line of said Lot "B" of Tract 2721 the following five courses:

North 8° 44' 40" West (recorded North 8° 54' 25" West), 76.77 feet to the beginning of a tangent curve, concave southwesterly and having a radius of 1,000.00 feet;

Northwesterly along said curve an arc length of 311.06 feet through a central angle of 17° 49' 21" to its intersection with the centerline of Via Pueblo, as shown on said Tract 2721;

Continuing along said curve an arc length of 406.03 feet through a central angle of 23° 15' 49";

North 49° 49' 50" West (recorded North 49° 59' 35" West), 64.01 feet to the beginning of a tangent curve, concave northeasterly and having a radius of 600.00 feet;

Northwesterly along said curve an arc length of 212.00 feet through a central angle of 20° 14' 40" to the northwesterly corner of said Lot "B" of Tract 2721;

Thence continuing northwesterly along said curve an arc length of 48.07 feet through a central angle of 4° 35' 24" to a 3/4 inch iron pipe, tagged R.C.E. 862, as shown by Tract 3008 on file in Book 53, Pages 95 and 96 of Maps, records of said County; the terminal radial line of said curve bears South 65° 00' 14" West;

Thence South 63° 02' 12" West, 15.79 feet to the southeasterly corner of Lot "C" of said Tract 3008;

Thence along the southeasterly line of said Lot "C" and Lot "B" of Tract 3008 the following three courses:

South 63° 02' 12" West, 143.52 feet to the beginning of a tangent curve, concave southeasterly and having a radius of 700.00 feet;

Southwesterly along said curve an arc length of 126.32 feet through a central angle of 10° 20' 22" to its intersection with the centerline of La Mart Drive, as shown on said Tract 3008;

Continuing southwesterly along said curve an arc length of 202.77 feet through a central angle of 16° 35' 50" to the most southerly corner of said Lot "B" of Tract 3008; said corner also being the beginning of compound curve, concave southeasterly and having a radius of 1,239.90 feet;

Thence southerly along said compound curve an arc length of 924.30 feet through a central angle of 42° 42' 42" to a tangent line;

Thence South 6° 36' 42" East, along said tangent line, 238.51 feet to a point in the northerly line of Lot "A" of Tract 3164, as shown by map on file in Book 54, Pages 46 through 48, inclusive of Maps, records of said County; said point also being the beginning of a non-tangent curve, concave northerly and having a radius of 2,000.00 feet;

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Thence along the northerly line of said Lot "A" of Tract 3164, the following five cours :

- Easterly along said curve, with 2,000.00 feet radius, an arc length of 79.70 feet through a central angle of 2° 17' 00";
- North 81° 06' 18" East, 122.42 feet to its intersection with the centerline of Via Zapata, as shown on said Tract 3164;
- Continuing North 81° 06' 18" East, 299.70 feet to the beginning of a tangent curve, concave southerly and having a radius of 3,000.00 feet;
- Easterly along said curve, an arc length of 269.68 feet through a central angle of 5° 09' 02";
- North 86° 15' 20" East, 383.26 feet to a point in the westerly line of that certain parcel of land conveyed to the City of Riverside by deed recorded February 19, 1965, as Instrument No. 19864 of Official Records of said County; said point also being the beginning of a non-tangent curve, concave westerly and having a radius of 1,945.00 feet;

Thence northerly along said curve an arc length of 80.14 feet through a central angle of 2° 21' 39" to a cusp with the tangent curve, concave northwesterly and having a radius of 23.00 feet;

Thence southwesterly along said curve an arc length of 38.10 feet through a central angle of 94° 54' 52";

Thence South 86° 15' 20" West, 355.12 feet to the beginning of a tangent curve, concave southerly and having a radius of 3,055.00 feet;

Thence westerly along said curve an arc length of 274.63 feet through a central angle of 5° 09' 02";

Thence South 81° 06' 18" West, 422.12 feet to the beginning of a tangent curve, concave northerly and having a radius of 1,945.00 feet;

Thence westerly along said curve an arc length of 9.69 feet through a central angle of 0° 17' 08" to the beginning of a compound curve, concave northeasterly and having a radius of 23.00 feet;

Thence westerly and northwesterly along said compound curve an arc length of 36.93 feet through a central angle of 91° 59' 52";

Thence North 6° 36' 42" West, 159.34 feet to the beginning of a tangent curve, concave southeasterly and having a radius of 1,195.90 feet;

Thence northeasterly along said curve an arc length of 891.50 feet through a central angle of 42° 42' 42" to the beginning of a compound curve, concave southeasterly and having a radius of 656.00 feet;

Thence northeasterly along said compound curve, an arc length of 308.41 feet through a central angle of 26° 56' 12";

Thence North 63° 02' 12" East, 82.55 feet to the beginning of a tangent curve, concave southerly and having a radius of 23.00 feet;

Thence northeasterly, easterly and southeasterly along said curve, an arc length of 34.55 feet through a central angle of 86° 04' 32" to a reverse curve, concave northeasterly and having a radius of 655.00 feet;

Thence southeasterly along said reverse curve, an arc length of 216.55 feet through a central angle of 18° 56' 34";

Thence South 49° 49' 50" East, 64.01 feet to the beginning of a tangent curve, concave southwesterly and having a radius of 945.00 feet;

Thence southeasterly along said curve, an arc length of 677.65 feet through a central angle of 41° 05' 10";

Thence South 8° 44' 40" East, 76.77 feet to the northwest corner of that certain parcel of land so conveyed to the City of Riverside;

Thence North 81° 15' 20" East, 55.00 feet to the POINT OF BEGINNING.

The above described parcel contains 191,490 square feet or 4.44 acres.

The plat attached hereto, marked Exhibit "A" is a part of said description.

DESCRIPTION APPROVAL

By *[Signature]* 4.7.65 by *[Signature]*  
Surveyor

6812

LOT "B"  
EL CERRITO  
DRIVE

CANYON  
CREST DR.  
LOT "C"

NW 1/4 SEC 32  
T2S R4W SBM

NOTE:

- Denotes 3/4" I.P. tagged  
R.C.E. 862, per Tr. 3008,  
M.B. 53, 35-36
- Denotes 1/4" I.P. per Tr. 2721,  
M.B. 51, 58-60, R.C.E. 862
- ◊ Denotes 3/4" I.P. tagged  
R.C.E. 862 per Tr. 3164,  
M.B. 54, 46-48

TRACT 3008  
M.B. 53, 35-36  
LA MARTA  
DR.

MONTE VISTA  
M.B. 6, 20

LA COLINA  
TRACT  
M.B. 9, 13, 32

CENTRAL  
AVENUE

TRACT 3164  
M.B. 54, 46-48

EXHIBIT "A"

Scale: 1" = 200'

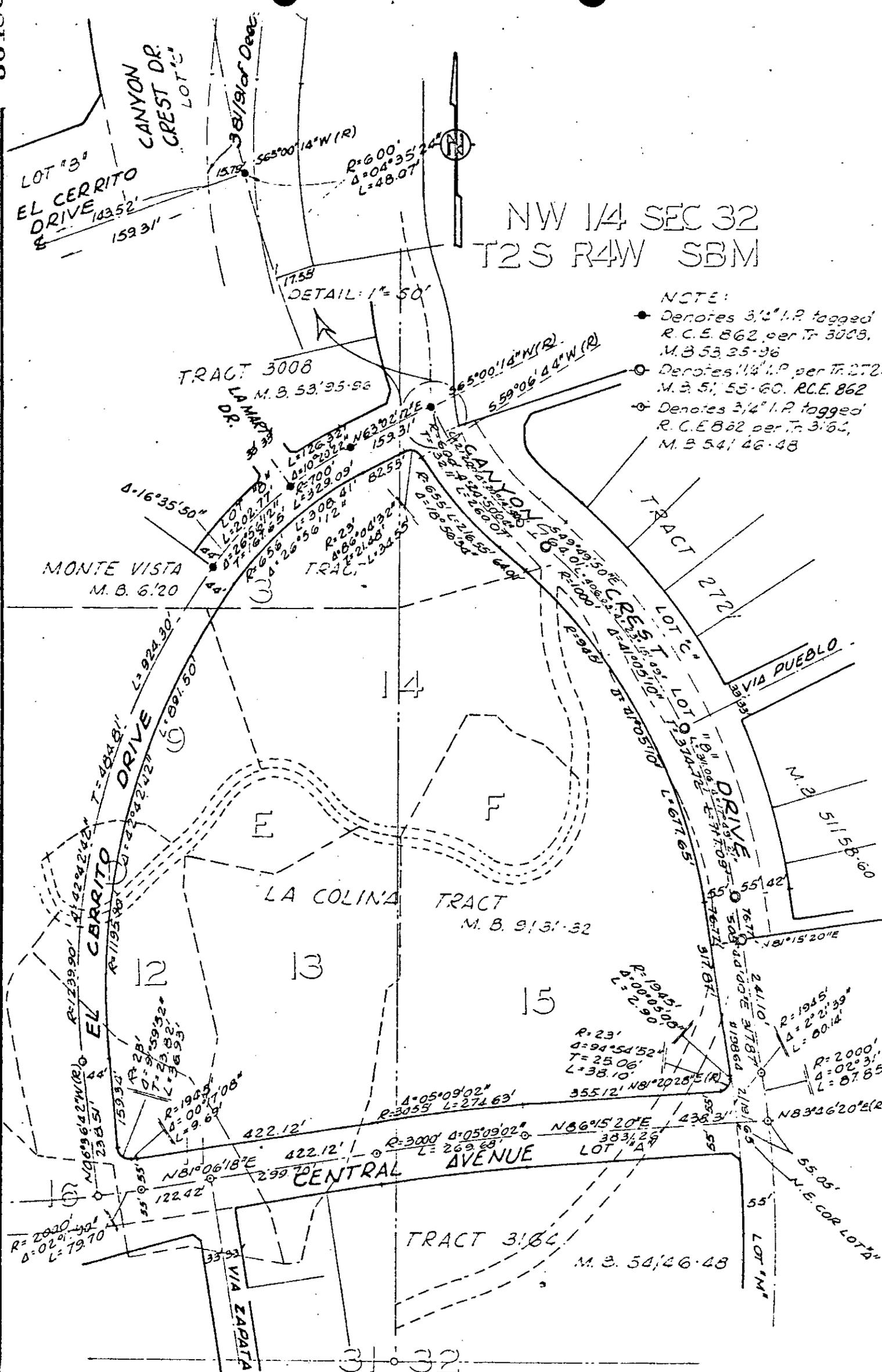
4/9/69

g.s.

A.M. 12-234

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R/S 995



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Microfilm recording from 4-1-65. Book and page numbers assigned hereby by RECORDER OFFICE.

RECEIVED FOR RECORD

JUN 6 1969

\_\_\_\_ Min. Past 4 o'clock P M  
At Request of  
CITY OF RIVERSIDE

Recorded in Official Records  
of Riverside County, California

*Wm. D. Dalglish*

Recorder  
FEE \$ 2.00

INDEXED

*Merna*