

When recorded mail to:
O. P. Ladd
Ladd Development Co.
6282 Van Buren Blvd.
Riverside, Calif.
Central Ave. Extension

144019

GRANT DEED

RECEIVED FOR RECORD
OCT 27 1972
CITY CLERK
W. W. Dwyer

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, the
CITY OF RIVERSIDE, a municipal corporation, hereby GRANTS to
CALIFORNIA FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation,

the real property in the City of Riverside, County of Riverside, State
California, described as follows:

Please record on behalf of and for the benefit of the City of Riverside
October 26, 1972 A.M. RICE, Property Secy.

All that portion of the northwest quarter of Section 12, Township
2 South, Range 4 West, San Bernardino Meridian, described as follows:
Commencing at the center of said Section 12:
Thence North 0° 05' 11" East, along the easterly line of the northwest
quarter of said Section 12 (formerly recorded as 1/4 Section 12, 1/4
feet;
Thence North 77° 56' 20" East (formerly recorded as 1/4 Section 12, 1/4
West), 376.27 feet to the most northerly corner of said parcel of land
conveyed to the City of Riverside as Parcel No. 144019 on May 22,
May 22, 1964, as Instrument No. 12300, Official Record of Riverside
County, California;
Thence South 49° 39' 19" West (formerly recorded as 1/4 Section 12, 1/4
West), along the northwesterly line of said parcel of land, 101.92
TRUE POINT OF BEGINNING.
Thence continuing South 49° 39' 19" West, along said southeasterly
line, 9.42 feet to an angle point in said northwesterly line,
Thence South 20° 16' 10" West, continuing along said northwesterly
line, 55.00 feet to the southwesterly line of said parcel of land con-
veyed to the City of Riverside;
Thence South 69° 43' 39" East, along said southwesterly line, 101.92
feet to the southeasterly line of said parcel of land;
Thence North 20° 16' 10" East, along said southeasterly line, 9.42
feet to an angle point in said southeasterly line,
Thence North 49° 39' 21" East, continuing along said southeasterly
line, 50.96 feet;
Thence North 77° 56' 20" West, 101.92 feet to the beginning of a
tangent curve, concave southerly and having a radius of 1,945.00 feet;
Thence westerly, along said curve, an arc length of 121.15 feet
thru a central angle of 3° 39' 26" to the TRUE POINT OF BEGINNING.

Containing an area of 16,766.9 square feet or .3849 acres.

DESCRIPTION APPROVAL
[Signature]

Dated October 24, 1972

CITY OF RIVERSIDE, a municipal
corporation
By *[Signature]* Mayor
Attest *[Signature]* City Clerk

CL 304-419 (3/67)

[Signature]
CITY CLERK

144019

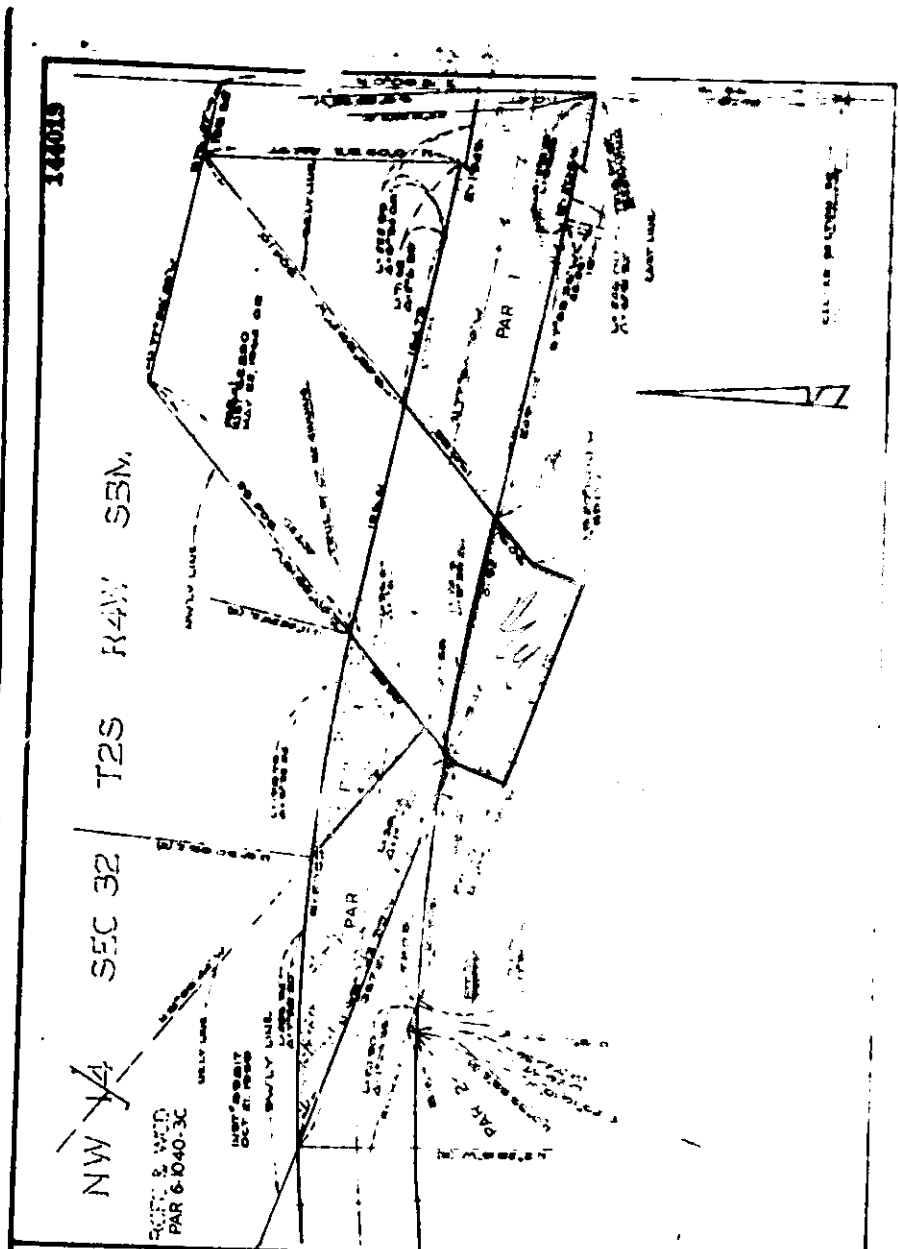
STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE) ss

On this 25th day of October, 19 77, before me
BARBARA A. WHITMAN, a Notary Public in and for said County and State,
personally appeared W. H. LEWIS, Mayor, and VIRGINIA J. STROHMEIER,
of the City of Riverside, California, the municipal corporation described
and which executed the within instrument, and acknowledged to me that said
municipal corporation executed the same.

IN WITNESS WHEREOF I have hereunto set my hand and affixed my
official seal the day and year in this certificate first above written.



Barbara A. Whitman
Notary Public in and for the County of
Riverside, State of California



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 thereon.

<small>SCALE: 1" = 100'</small>	<small>DRAWN BY: [Signature]</small>	<small>SUBJECT: [Text]</small>	<small>SHEET</small> 1 <small>OF 1 SHEETS</small>
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END RECORDED DOCUMENT, W. D. BALOGH, COUNTY RECORDER