

CITY OF RIVERSIDE
to
HUNTINGTON PARK ASSOCIATION

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THIS INDENTURE, made this 23rd day of June, 1914, by and between the CITY OF RIVERSIDE, a municipal corporation organized and existing under the laws of the State of California, the party of the first part, and the Huntington Park Association, a corporation organized and existing under the laws of the State of California, the party of the second part.

WITNESSETH: That whereas on the second day of April, 1906, the Riverside Water Company, a corporation organized and existing under the laws of the State of California, entered into an agreement with said Huntington Park Association, whereby the said Riverside Water Company agreed, among other things, to sell and convey the property hereinafter described to said Huntington Park Association for the sum of one thousand (\$1000.00); and

WHEREAS the Huntington Park Association has fully complied with the terms of said agreement in every respect and the said Riverside Water Company has conveyed all said property to said City of Riverside subject to the agreement aforesaid.

NOW THEREFORE, pursuant to said agreement, the said City of Riverside as successor in interest to said Riverside Water Company in consideration of the sum of \$1000.00, in hand paid by said party of the second part, the receipt of which is hereby acknowledged, does hereby grant, bargain, sell and convey to said Huntington Park Association, party of the second part herein, all that real property situate, lying and being in the City of Riverside, County of Riverside, State of California, described as follows, to-wit:

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That portion of lot three hundred and fourteen (314) of the lands of the Riverside Land and Irrigating Company, known as the "Hotel Tract" as provided for by paragraph 3 of the Contracts, dated May 4, 1877 between the Riverside Land Company, E. Rosenthal, the Riverside Water Company, and the Riverside Land and Irrigating Company, which "Hotel Tract" is described and bounded as follows, towit:

Beginning at the intersection of the west line of Pepper Street and the south line of Ninth Street; thence along the west line of Pepper Street southerly seven hundred and twentieth-seven and eighth-tenths (727.8) feet to the north line of Eleventh Street; thence along the north line of Eleventh Street extended westerly two hundred (200) feet; thence south thirty-seven (37) degrees west magnetic two hundred (200) feet; thence south sixty-seven (67) degrees west, one hundred (100) feet; thence north eight-two (82) degrees west, one hundred and forty (140) feet; thence north thirty-five (35) degrees West, one hundred (100) feet; thence north four (4) degrees west, two hundred and thirteen and eighth-tenths (213.8) feet to intersection with north line of Eleventh Street extended; thence along north line of Eleventh Street extended westerly nine hundred (900) feet to top of main Rubidoux mountain; thence northerly to the highest point at north end of main Rubidoux mountain four hundred (400) feet; thence northeasterly along summit of said mountain five hundred and forty (540) feet to intersection of south line of Ninth Street extended westerly from Pepper Street; thence along south line of Ninth Street eleven hundred and fifty five and four tenths (1155.4) feet to the place of beginning; containing twenty six and seven tenths (26.7) acres of land, and including slope of said mountain expressly excepting and reserving therefrom and reserving to the said party of the first part and its successors and assigns, free of all costs, and expense, the right of entry upon and right of way over and through said lands for the construction and maintenance of all water ditches, pipe lines, flumes, conduits and reservoirs as now constructed, or that may be planned by the said party of the first part, for the conveyance and storing of all water for irrigating and domestic use and all other purposes.

Together with the right to the use of water from the water system of the City of Riverside for domestic and other purposes to be furnished and delivered to the grantee herein at the regular established rates where residences are built on the said tract, subject, however, to the rules and regulations adopted and from time to time to be adopted by the Board of Public Utilities of the City of Riverside, with reference

to the furnishing of domestic water to the inhabitants of the City of Riverside.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD all and singular the said premises together with the appurtenances, unto the said party of the second part, and to its successors and assigns forever.

IN WITNESS WHEREOF the said City of Riverside, party of the first part herein has caused its corporate name to be subscribed and its corporate seal affixed by the Mayor and Clerk of said City of Riverside, thereunto duly authorized by resolution of its Common Council, duly adopted on the 23rd day of June, 1914, and entered upon the minutes thereof.

City of Riverside,

By Oscar Ford, Mayor

H. C. Cree, City Clerk.

Received for record Jan. 28, 1915.