

THIS INDENTURE, Made this 4th day of March, 1911, by and between MELVILLE E. DUNCAN and TREVA DUNCAN, his wife, both of the City of Riverside, California, grantors, and the City of Riverside, a municipal corporation organized and existing under the laws of the State of California, grantee,

WITNESSETH:- That whereas the said grantee is authorized by due process of law to open a roadway (to be known as Magnolia Avenue) one hundred feet in width through Section 34, Township 2 South, Range 3 West, S. S. B. & M., the same lying 50 feet on each side of a line drawn from a cement point set in the center line of Cypress Avenue in said City and distant 33 feet from (measured at right angles to and North of) the North line of said Section 34 as surveyed for the Southern California Colony Association; thence running in a Southwesterly direction to a cement point set at the intersection of the center line of Arlington Avenue in said City (the same being the South line of said Section 34) with the center line of Magnolia Avenue in the City of Riverside; the above described roadway being a trapezoid with its sides 100 feet apart and its ends bounded by a line 33 feet North of and parallel with the North boundary line of said Section 34 and the center line of Arlington Avenue;

and

WHEREAS, it is the intention of the grantors hereto to convey to the said City of Riverside such portion of the property hereinafter described as may lie within said trapezoid,

NOW, THEREFORE, in consideration of the premises and other valuable considerations moving them thereto, the said grantors hereby grant to the said grantee that portion of that certain piece or parcel of land situate, lying and being in the City of Riverside, County of Riverside, State of California, and particularly described as follows, to-wit:-

(1)



State of California, }  
COUNTY OF RIVERSIDE } ss.

On this 4<sup>th</sup> day of March, in the year of our Lord one thousand nine hundred and  
C.N.S. given before me, Emma N. Sawyer, a Notary Public, in and for said County  
of Riverside, residing therein, duly commissioned and sworn, personally appeared

Melville E. Duncan and Treva Duncan,

personally known to me to be the person ~~s~~ described in and whose name ~~s~~ are  
subscribed to and who executed the within instrument, and acknowledged to me  
that ~~they~~ executed the same freely and voluntarily.

In Witness Whereof, I have hereunto set my hand and Official Seal, at my  
office in Riverside, in the said County, the day and year in this  
Certificate first above written.

Emma N. Sawyer  
Notary Public, in and for Riverside County, State of California

DEED

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FROM  
KEVILLE E. DUNCAN  
to  
CITY OF RIVERSIDE.

Magnolia Avenue Extension.

O.F. for description.

*O.F. Gamble*  
City Engineer.

RECEIVED FOR RECORD

MAR 7 1911

at 6 Min. past 5 o'clock P.M. at

request of *M. M. ...*

Copied in Book No. *3290*

page *191* et

seq., Records of Riverside County,  
California.

*J. S. ...* Recorder

By *J. S. ...* Deputy Recorder

Fee \$ *2.00*