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This Indenture, Made the day of July,

in the year of our Lord one thousand nine hundred and eleven,

between C. A. Franzen and Adelheid Franzen, his wife, both of

the City of Riverside, California,

....., parties..... of the first

part, and the City of Riverside, a municipal corporation,

....., party..... of the second part,

Witnesseth: That for and in consideration of the sum of \$10.00

..... Ten and no/100

DOLLARS, in hand paid by the said party..... of the second part, the receipt whereof is

hereby acknowledged, the said parties..... of the first part do..... by these presents

grant, bargain, sell and convey unto the said party..... of the second part, and

to its successors and assigns forever, all that certain lot or parcel of land

situate in the County of Riverside, in the State of California, and bounded and

particularly described as follows, to-wit

Lots Six (6), Seven (7) and Northerly rectangular one-half of Lot Eight (8) in Block Nine (9), Range Two (2) of the town (now City) of Riverside, as surveyed by Coldsworthy and Higbie, according to map thereof of record in the office of the County Recorder of the County of San Bernardino, State of California, in Book 7 of Maps at page 17 thereof, more particularly described as follows, to-wit:-

Commencing at the Northwestern corner of said Block Nine (9), Range Two (2), hereinbefore referred to, thence running Southerly along the Easterly line of Mulberry Street One Hundred Sixty-five (165) feet; thence running Easterly on a line parallel with the Southerly line of Ninth Street One Hundred Sixty-five (165) feet; thence running Northerly on a line parallel with the Easterly line of Mulberry Street One Hundred Sixty-five (165) feet to a point on the Southerly line of Ninth Street; and thence running Westerly along the Southerly line of Ninth Street to the point of beginning.

Excepting therefrom the Southerly rectangular seven and one-half (7½) feet of the Northerly rectangular thirty-three (33) feet of Lot Eight (8) hereinabove mentioned to be conveyed to the City of Riverside for an alley.

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, subject however to the reservations herein set forth.

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 parties..... of the first part have hereunto set their..... hands and seals the day and year first above written.

C. A. Franzen Seal

Adelheid Franzen Seal

664

State of California,
COUNTY OF RIVERSIDE,

ss

On this 3^d day of July in the year 1911 one thousand nine hundred and eleven before me, M. J. Swagord a Notary Public, in and for said County of Riverside, residing therein, duly commissioned and sworn, personally appeared

C. A. Franzen and Adelheid Franzen

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~~ testimony 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.

M. J. Swagord
Notary Public in and for the County of Riverside, State of California

286 [RECORDER'S FORM]

19

Deed

C. A. Franzen and
Adelheid Franzen, his wife,

-10-

City of Riverside.

1 M-8-09

RECEIVED FOR RECORD
JUL 26 1911
30 Min. past 10 o'clock A. M. at request of <u>A. P. Campbell</u>
Copied in Book No. <u>334</u>
Deeds: page <u>296</u>
seq., Records of Riverside County California.
<u>M. J. Swagord</u> Recorder
<u>W. J. [unclear]</u> Deputy Recorder
Fees, \$ <u>1.40</u>

COMPARED

1 THIS INDENTURE, Made the Fifteenth day of December, in
2 the year of our Lord one thousand nine hundred ten, between
3 RIVERSIDE DAIRY COMPANY, a corporation, organized and existing
4 under and by virtue of the laws of the State of California,
5 party of the first part, and C. A. Franzen - - - - -
6 party of the second part,

7 WITNESSETH, That for and in consideration of the sum of
8 Ten (\$10.00) Dollars, in hand paid by the said party of the
9 second part, the receipt whereof is hereby acknowledged, the
10 said party of the first part does by these presents grant,
11 bargain, sell, convey and confirm unto the said party of the
12 second part, and to his heirs and assigns forever, all that
13 certain lot or parcel of land situate in the City of River-
14 side, County of Riverside, State of California, and bounded
15 and particularly described as follows, to-wit:

16 Lots Six (6), Seven (7) and the Northerly rectangular
17 one-half of Lot Eight (8), in Block Nine (9), Range Two (2) of
18 the Town (now City) of Riverside, as surveyed by Goldsworthy
19 and Higbie, according to map thereof of record in the office
20 of the County Recorder of the County of San Bernardino, State
21 of California, in Book 7 of Maps, at page 17 thereof, more
22 particularly described as follows, to-wit:

23 Commencing at the Northwesterly corner of said Block
24 9 hereinabove referred to; thence running Southerly along the
25 Easterly line of Mulberry Street, One Hundred and Sixty-five
26 (165) feet; thence running Easterly on a line parallel with the
27 Southerly line of Ninth Street, One Hundred and Sixty-five (165)
28 feet; thence running Northerly on a line parallel with said
29 Easterly line of Mulberry Street, One Hundred and Sixty-five
30 (165) feet to a point on the said Southerly line of Ninth Street;
31 and thence running Westerly along said Southerly line of Ninth
32 Street, One Hundred and Sixty-five (165) feet to the point
 of beginning.

1 Excepting therefrom the Southerly rectangular seven and
2 one-half (7½) feet of the Northerly rectangular thirty-three
3 (33) feet of Lot Eight (8) hereinabove described, to be con-
4 veyed to the City of Riverside for an alley.

5 TOGETHER with all and singular, the tenements, heredita-
6 ments and appurtenances thereunto belonging, or in anywise
7 appertaining, and the reversion and reversions, remainder and
8 remainders, rents, issues and profits thereof.

9 TO HAVE AND TO HOLD all and singular, the said prem-
10 ises together with the appurtenances, unto the said party of
11 the second part and to his heirs and assigns forever.

12 Party of the second part as part of the consideration
13 hereof hereby assumes and agrees to pay a certain mortgage for
14 \$5000.00 made by first party herein to Christian Chalmers,
15 dated the 22nd day of November, 1910, and filed for record
16 in the office of the County Recorder of the County of River-
17 side, State of California, on the 29th day of November, 1910.

18 IN WITNESS WHEREOF, the said corporation has hereunto
19 caused its corporate seal to be affixed and its corporate
20 name to be subscribed by its proper officers thereunto duly
21 authorized by resolution of its Board of Directors the day
22 and year first above written.

23 RIVERSIDE DAIRY COMPANY

24
25 By A. J. Teller

26 Its President

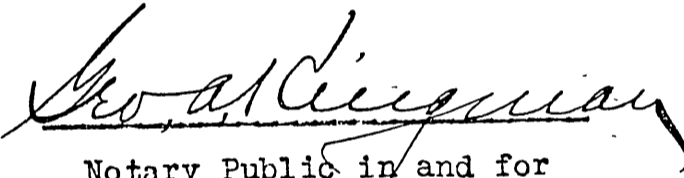
27 Attest: J. M. Chase

28 Its Secretary.
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STATE OF CALIFORNIA,)
) : ss.
County of Riverside.)

On this ~~15~~th day of December, in the year one thousand nine hundred and ten, before me, Geo. A. Kingman, a Notary Public in and for said County and State, personally appeared A. J. STALDER, known to me to be the President, and J. W. CHASE, known to me to be the Secretary of the corporation that executed the within instrument and 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 same.



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

31

D E E D.

Riverside Dairy Co.,
a corporation,

- to -

C. A. Franzen.

Dated Dec. 15th, 1910.

RECEIVED FOR RECORD	
DEC 16 1910	
at <u>24</u> Min. past <u>2</u> o'clock <u>P.M.</u> at	
request of <u>Grainger</u>	
Copied in Book No. <u>314</u> of	
<u>Deeds</u> page <u>282</u> et	
Sec., Records of Riverside County, California.	
<u>W. Logan</u> Recorder	
By _____ Deputy Recorder	

THIS AGREEMENT, made this 5th day of July, 1911, by and between H. L. Carnahan and G. F. Hoff, attorneys at law, acting for Helen Clapp Ames and S. G. Ames, her husband, Frank H. Chase, parties of the first part, and S. C. Evans, Mayor of the City of Riverside, a municipal corporation, party of the second part:-

WITNESSETH:- That, whereas the City of Riverside is desirous of acquiring, for municipal purposes, all of Block 9, Range 2 of the town (now City) of Riverside, excepting the Northwest quarter of said block and

Whereas, the said first parties are willing to sell to the said City of Riverside the said portion of said Block 9, Range 2 for the sum of \$18221.87, subject to an agreement of even date herewith, permitting one Nannie M. Burt to occupy the house now being upon said real property during the term of her natural life and subject to the conditions contained in said agreement,

NOW, THEREFORE, in consideration of the premises, the said first parties hereby agree to convey to such person as may be nominated by the said S. C. Evans the premises hereinabove described for the sum of \$18221.87, said real property to be held by said nominee for and in behalf of the City of Riverside, subject to the provisions of the said agreement permitting the said Nannie M. Burt to occupy the house now located on said premises during the term of her natural life, provided, however, that the said nominee to whom said property shall be conveyed shall be satisfactory and acceptable to the said first parties, and said second party hereby agrees that he or his said nominee

shall, upon the tender of a deed from said first parties conveying said premises free and clear of all encumbrances, excepting taxes for the fiscal year 1911-1912 and subject to the usual right of way of the Riverside Water Company, to said nominee, pay the sum of \$18221.97 to the said first parties.

IN WITNESS WHEREOF the said parties hereto have hereunto set their hands and seals the day and year first above written.

W.G. Lewis
witness to all
these signatures

G. H. Hoff

H. P. ...

H. P. ...

This Indenture, Made the 6th day of July in the year of our Lord one thousand nine hundred eleven

between Frank H. Chase and Anna E. Chase, his wife, of Los Angeles, Los Angeles County, California,

parties of the first part, and Helen E. Ames,

part Y of the second part.

Witnesseth, That for and in consideration of the sum of

Ten Dollars,

in hand paid by the said part Y of the second part, the receipt whereof is hereby acknowledged, the said parties of the first part do by these presents remise, release, and forever quitclaim unto the said part Y of the second part, and to her

heirs and assigns forever, all that certain lot or parcel of land situate in the City of Riverside County of Riverside, State of California, and bounded and particularly described as follows, to-wit:

All of Block Nine (9) in Range 2 of the Town (now City) of Riverside, as surveyed by Goldsworthy and Higbie of the lands of the Southern California Colony Association, according to map of said survey of record in the office of the County Recorder of the County of San Bernardino, State of California, in Book 7 of Maps at page 17 thereof (excluding therefrom the northwest quarter of said Block Nine). Together with all of the rights of the said parties of the first part to purchase the said property under a certain agreement bearing date the 8th day of December, 1910, and recorded in the office of the County Recorder of the County of Riverside, in Book 324 of Deeds at page 57 et seq thereof.

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 part Y of the second part and to her heirs and assigns forever.

In witness whereof, the said parties of the first part have hereunto set their hands and seals the day and year first above written.

Frank H. Chase [SEAL]
 Anna E. Chase [SEAL]

State of California } ss. [SEAL]
 COUNTY OF ~~RIVERSIDE~~ San Diego, ~~San Diego~~ }

On this 6th day of July in the year one thousand
 nine hundred eleven before me, ROBERT S. STEARNS,

a Notary Public in and for the County of ~~Riverside~~ San Diego,
 State of California, personally appeared

Frank H. Chase and Anna E. Chase, his wife,

known to me to be the persons described in and whose names are subscribed
 to the within instrument, and acknowledged that they executed the same.

In witness whereof: I have hereunto set my hand and Official seal, at
 my office in the said County, the day and year in this Certificate
 first above written.

Robert Stearns
 Notary Public in and for ~~Riverside~~ San Diego County, State of California.

Quitclaim Deed

Frank H. Chase, et ux

-TO-

Helen C. Ames,

Dated 19

RECEIVED FOR RECORD
 JUL 7 1911
 at 1 Min past 3 o'clock P. M. at
 request of H. C. Ames,
 Copied in Book No. 307 of
 Deeds page 118 et
 seq. Records of Riverside County,
 California.
J. J. Rogers, Recorder
 By J. J. Comabottom
 Deputy Recorder

The Riverside Abstract Co.

Oldest, Largest and Best Equipped Abstracting Plant
 in the County

661 EIGHTH STREET
 RIVERSIDE, - CALIFORNIA

Order No.
 When recorded, please mail this
 instrument to

The Riverside Abstract Co.

- Officers
- W. B. Clancy, President
 - Gaylor Rouse, Vice President
 - K D Harger, Secretary
 - Raymond Best, Manager
- List of Stockholders
- C. L. McFarland, Attorney-at-Law - Riverside
 - Lafayette Gill, Attorney-at-Law - Riverside
 - Geo. H. Sawyer, Capitalist - Riverside
 - Wm. G. Irving, Attorney-at-Law - Riverside
 - J. A. King, Real Estate - Riverside
 - J. T. Jarvis, Real Estate - Riverside
 - William B. Clancy, Cashier Citizens National Bank of Riverside
 - Gaylor Rouse, President G. Rouse & Co., Riverside
 - K D Harger, Secretary of Riverside Abstract Co.
 - Raymond Best, Manager Riverside Abstract Co.
 - O. P. Sanders, Attorney-at-Law - Riverside
 - J. W. Best - Riverside
 - C. L. Emerson, Cashier First National Bank of San Jacinto
 - J. A. Crane, Cashier of the Consolidated Bank of Elsinore
 - J. T. Kuhns, Real Estate - Elsinore
 - S. V. Gates, President of the Bank of Perris
 - W. W. Stewart, Cashier of the Bank of Perris
 - H. M. Harford, Real Estate - Perris
 - Charles E. Gyger, Real Estate - Beaumont
 - J. A. Gray, Department Store - Beaumont
 - J. M. Westerfield, President First National Bank of Banning
 - Charles O. Barker, Vice-Pres. of First National Bank, Banning
 - Chas. D. Hamilton, Capitalist - Banning
 - Thomas S. Brown, Real Estate - Hemet
 - W. H. Jameson, President of First National Bank, Corona
 - A. F. Call, Real Estate - Corona
 - O. E. Wright, Capitalist - St. Louis, Mo.

1 IN THE SUPERIOR COURT OF THE COUNTY OF RIVERSIDE,
2 STATE OF CALIFORNIA.

3
4
5 CITY OF RIVERSIDE, a municipal :
6 corporation, :

7 Plaintiff, :

8 v. :

LIS PENDENS.

9 RIVERSIDE DAIRY ASSOCIATION, a :
10 corporation, JOHN DOE and JANE :
11 DOE, :

12 Defendants.:
13

14 NOTICE is hereby given that an action has been
15 commenced in the Superior Court of the County of River-
16 side, State of California, by the above named plaintiff
17 against the above named defendants to condemn the prem-
18 ises, hereinafter described for the purpose of construct-
19 ing thereon a municipal store house, Engineer's labora-
20 tory, municipal yard, municipal repair shop, and for
21 grounds in connection therewith.

22 The premises affected by this action are sit-
23 uated in the City of Riverside, County of Riverside,
24 State of California, and are bounded and described as
25 follows, to-wit:

26 Commencing at the Northwest corner of Block 9,
27 Range 2, City, thence Easterly along the Southerly line
28 of 9th Street, a distance of one hundred sixty-five (165)
29 feet; thence Southerly, parallel with Mulberry Street, a
30 distance of one hundred sixty-five (165) feet; thence
31 Westerly, parallel with 9th Street, a distance of one
hundred sixty-five (165) feet; and thence Northerly along
the Easterly line of Mulberry Street a distance of one

1 hundred sixty-five (165) feet to the point of beginning.
2 Also described as the Northwest quarter of Block 9,
3 Range 2, City of Riverside.

4 Dated this Eighth day of December, 1910.

5 W. G. Irving
6 Attorney for Plaintiff.
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W. G. IRVING
Attorney at Law
Evans Blk. Riverside, Cal

State of California, }
COUNTY OF RIVERSIDE } ss.

..... being duly sworn,
deposes and says that..... he is the in the above entitled
action, that..... he has heard read the foregoing
and knows the contents thereof, that the same is true of h..... own knowledge, ex-
cept as to those matters which are therein stated on h..... information or belief;
and as to those matters that..... he believes it to be true.

Subscribed and sworn to before me this

..... day of 19.....

.....
.....

st;

Due personal service by copy of the within is admitted this day
of 19.....

Attorneys for.....

No. 4256

Superior Court

COUNTY OF Riverside,
STATE OF CALIFORNIA

City of Riverside, a

municipal corporation,
Plaintiff

vs.

Riverside Dairy Association,

a corporation, et al.,
Defendants.

RECEIVED FOR RECORD

DEC 8 1910
at 2 Min. past 3 o'clock P.M. at
request of *Thurman*

Copied in Book No. 5 of *Police*

of *Notes*, page 317 et

seq., Records of Riverside County,
California.

H. Rogers
Recorder

By _____
Deputy Recorder

Fees, \$ _____
W. McFarland

Attorney for Plaintiff.
W. McFarland
RIVERSIDE, CALIFORNIA

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IN THE SUPERIOR COURT OF THE COUNTY OF RIVERSIDE,
STATE OF CALIFORNIA.

CITY OF RIVERSIDE, a municipal corporation,
Plaintiff,
v.
HELEN F. AMES and S. G. AMES,
JOHN DOE and MARY DOE,
Defendants.

LIS PENDENS.

NOTICE is hereby given that an action has been commenced in the Superior Court of the County of Riverside, State of California, by the above named plaintiff against the above named defendants to condemn the premises hereinafter described for the purpose of constructing thereon a municipal store house, Engineer's laboratory, municipal yard, municipal repair shop, and for grounds in connection therewith.

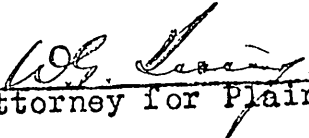
The premises affected by this action are situated in the City of Riverside, County of Riverside, State of California, and are bounded and described as follows, to-wit:

Commencing at the Northeast corner of Block 9, Range 2, City, thence Southerly along the Westerly line of Vine Street a distance of three hundred thirty (330) feet to 10th Street; thence Westerly along the Northerly line of 10th Street a distance of three hundred thirty (330) feet to Mulberry Street; thence Northerly along the Easterly line of Mulberry Street a distance of one hundred sixty-five (165) feet; thence Easterly, parallel with 10th Street, a distance of one hundred sixty-five

W. G. IRVING
Attorney at Law
Evans Bldg. Riverside, Cal

1 (165) feet; thence Northerly, parallel with Mulberry
2 Street, a distance of one hundred sixty-five (165) feet;
3 and thence Easterly along the Southerly line of 9th Street
4 a distance of one hundred sixty-five (165) feet to the
5 point of beginning. Also described as Block 9, Range 2,
6 City, less the northwest quarter.

7 Dated this Eighth day of December, 1910.

8 
9 _____
10 Attorney for Plaintiff.
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W. G. IRVING
Attorney at Law
Evans Blk. Riverside, Cal

State of California, }
COUNTY OF RIVERSIDE } ss.

..... being duly sworn,
deposes and says that..... he is the in the above entitled
action, that..... he has heard read the foregoing
and knows the contents thereof, that the same is true of h..... own knowledge, ex-
cept as to those matters which are therein stated on h..... information or belief;
and as to those matters that..... he believes it to be true.

Subscribed and sworn to before me this

..... day of 19.....

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Due personal service by copy of the within is admitted this day
of 19.....

Attorneys for.....

No. 4708

Superior Court

COUNTY OF Riverside,
STATE OF CALIFORNIA

City of Riverside, a

municipal corporation,
Plaintiff

vs.

Helen E. Ames, et al.,

Defendants.

RECEIVED FOR RECORD

DEES STAMPS.

at 1 Min. past 10 o'clock P.M. at

request of

Copied in Book No. 5 of Notices

of Action page 306 et

seq., Records of Riverside County,
California.

By W. S. Logan Recorder

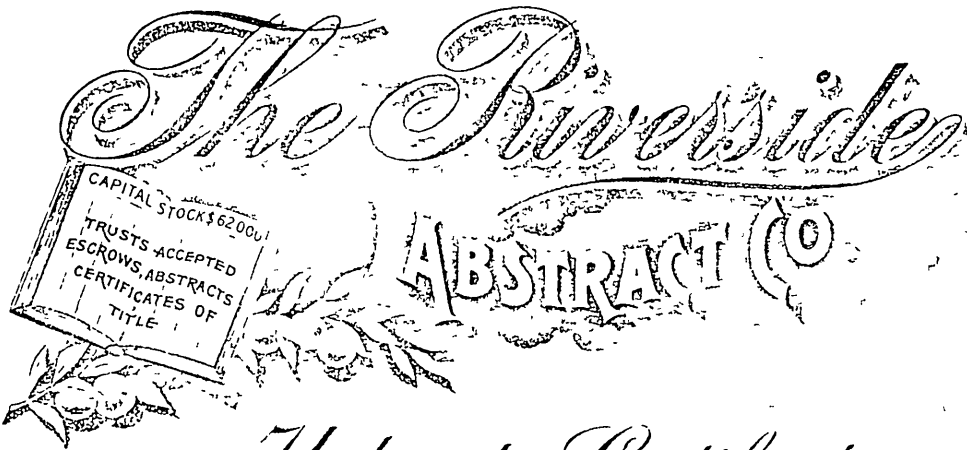
Deputy Recorder

Fees, \$5.00 McFARLAND

Attorney for Plaintiff,
RIVERSIDE, CALIFORNIA

Book & Paged

INCORPORATED MAY 1ST 1894.



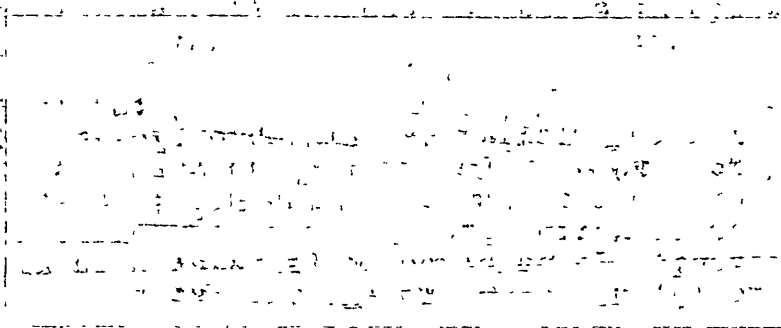
Unlimited Certificate

No. 23341

Account LL-R-16

From an examination, at the request of

Mr. Chauncey L. McFarland *of the official*



records of the Counties of San Bernardino *and* Riverside,
State of California, in relation to the title to that certain real property hereinafter
described,

The Riverside Abstract Co.

herby certifies that the title to the said real property as appears from the said
records is vested in,

C h a u n c e y L . M c F a r l a n d

FREE OF ALL INCUMBRANCES:

REGISTERED

EXCEPT 1st:-

Taxes for the current fiscal year 1911-12,
payable October 1911.

2nd:-

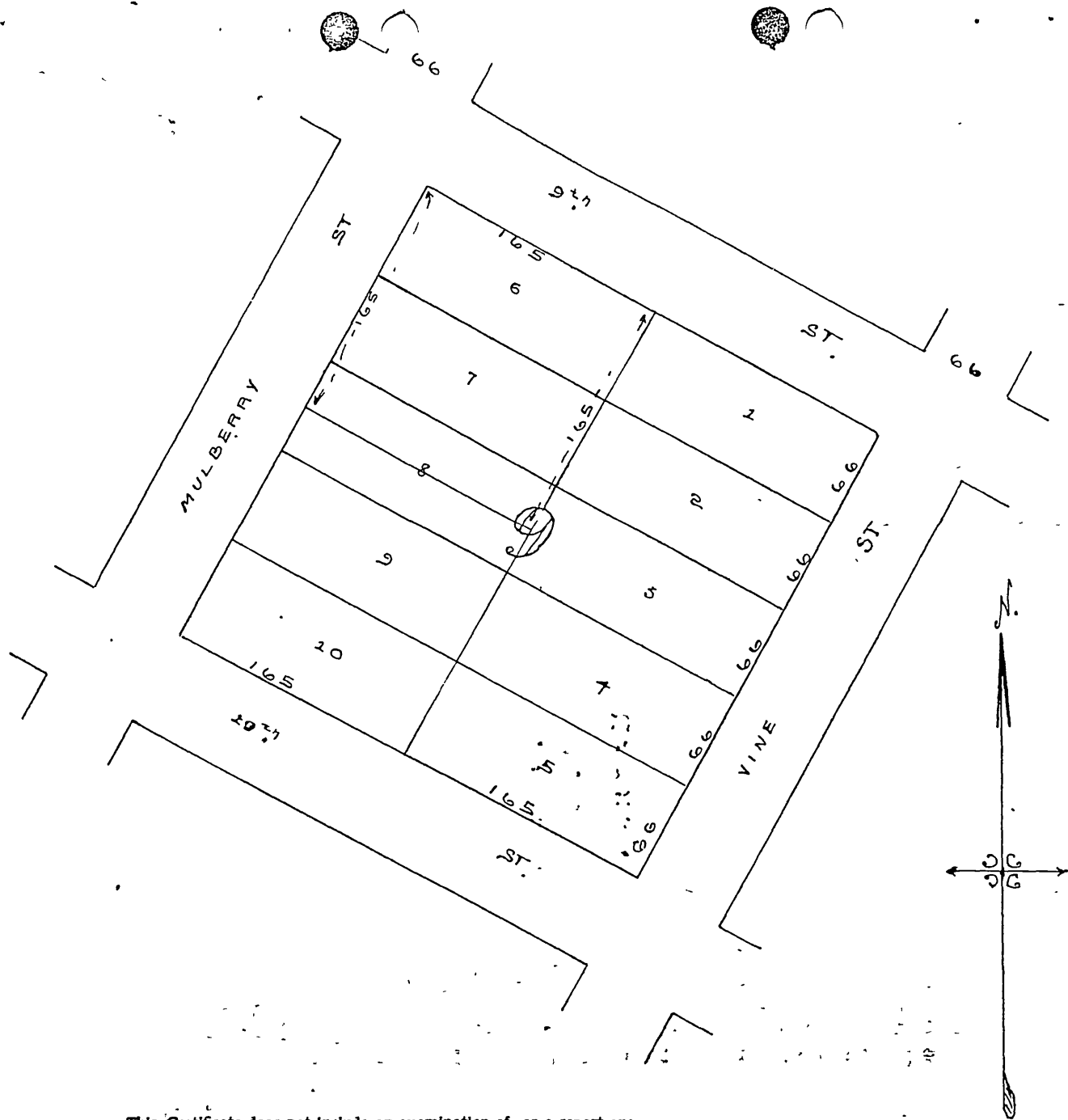
The right of entry upon and the right of way over and through said land for the construction and maintenance of all water ditches that may be required for irrigation and other purposes of the Riverside Land and Irrigating Company, a corporation, which right is expressly reserved to the said Company, its successors and assigns.

---: DESCRIPTION :---

All that certain real property situate in the City of Riverside, County of Riverside, State of California, and particularly described as follows, to-wit:

Block Nine (9) of Range Two (2) of the Town (now City) of Riverside, as surveyed by Goldsworthy and Higbie, according to map of said survey of record in the office of the County Recorder of the County of San Bernardino, State of California, in Book 7 of Maps, at page 17 thereof; excepting therefrom that portion bounded as follows;

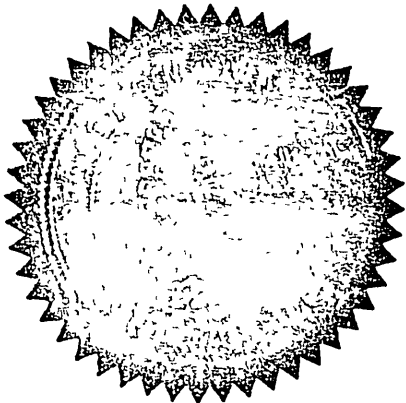
Beginning at the Northwesterly corner of said Block Nine (9); thence Southeasterly along the Northerly line thereof one hundred sixty-five (165) feet; thence Southwesterly and parallel with the Westerly line of said Block, one hundred sixty-five (165) feet; thence Northwesterly and parallel with the Northerly line of said Block, one hundred sixty-five (165) feet to the Westerly line thereof; thence Northeasterly along the said Westerly line one hundred sixty-five (165) feet to the place of beginning.



This Certificate does not include an examination of, or a report on;

- 1 Reservations contained in United States Patents, Mining Claims and matters relating thereto, existing roads and water locations.
- 2 Records of Irrigation, Drainage, Reclamation, Levee, Protection and Sanitary Districts, if the property described herein lies within the boundaries of any such districts, and the effect upon the title to the real property herein described of the formation of such district and the issuance of Bonds thereunder.
- 3 Municipal taxes and assessments and the effect and operation of the municipal laws, ordinances and regulations, proceedings for street, sewer, shade tree and sidewalk improvements, and for opening, widening and other changes in streets or alleys, if the property described herein lies within the boundaries of any incorporated City except the City of Riverside.
- 4 Proceedings for street, sewer, shade tree and sidewalk improvements, and for opening, widening and other changes in streets or alleys in the City of Riverside, unless the amount of the assessment therefor has become fixed and shown as a lien by the filing of the map and the acceptance of the work by the Superintendent of Streets at the date hereof in the public office designated by law.
- 5 The records of San Diego and San Bernardino Counties subsequent to the date of the formation of Riverside County.
- 6 The validity or legality of tax sales, street assessments, leases, easements, declaration of homesteads and money judgments, if any such are mentioned in this Certificate.
- 7 Money judgments against former or present holders of title, if described by names other than those in which the title to said property was, or is vested.

In testimony whereof THE RIVERSIDE ABSTRACT COMPANY has caused these presents to be duly signed by its _____ President and attested by its _____ Secretary, under its Corporate Seal, this Tenth day of July 19 11 at 8:36 A. M.



The Riverside Abstract Company.

By [Signature] President.

Attest [Signature] Secretary.

Countersigned [Signature] Manager.



THE
RIVERSIDE
ABSTRACT
CO.

23341

W B CLANCY Pres K D HARGER Secy
GAYLOR ROUSE Vice Pres RAYMOND BEST Mgr

CAPITAL AND SURPLUS
\$65 000 00

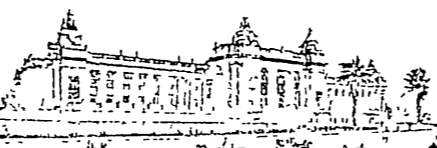
CERTIFICATE OF TITLE

*The Riverside
Abstract Co.*

RIVERSIDE, CALIFORNIA.

Por. of Blk. 9,
R. 2,
Riverside.

OLDEST, LARGEST AND BEST
EQUIPPED ABSTRACTING PLANT
IN THE COUNTY



494

LIST OF STOCKHOLDERS

- G. L. MCFARLAND
ATTORNEY AT LAW, RIVERSIDE
- LAFAYETTE GILL
ATTORNEY AT LAW, RIVERSIDE
- GEORGE H. SAWYER
CAPITALIST, RIVERSIDE
- WM G. IRVING
ATTORNEY AT LAW, RIVERSIDE
- J. A. KING
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