

21. 8. 1960

GRANT DEED

FIRST BAPTIST CHURCH OF RIVERSIDE, a non-profit organization,

(Grantor - Grantors)

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: --

All that portion of the Southwest quarter of Section 36, Township 2 South, Range 5 West, San Bernardino Base and Meridian, described as follows: -

Commencing at a point on the center line of Central Avenue, 188.66 feet westerly from the center line intersection of Fairview Avenue, as shown on Map of Victoria Ranch on file in Book 4 of Maps at page 59 thereof, Records of Riverside County, California; said point being the beginning of a curve concave to the southwest and having a radius of 600.00 feet; thence southeasterly along said curve through an arc of 37° 07' 30" a distance of 388.69 feet; thence South 54° 02' East, a distance of 84.19 feet to the beginning of a curve concave to the southwest and having a radius of 600.00 feet; thence southerly along said curve through an arc of 41° 08' 30", a distance of 430.83 feet; thence South 12° 53' 30" East, a distance of 881.43 feet to the beginning of a curve concave to the northeast and having a radius of 600.00 feet; thence North 77° 06' 30" East, radial to said curve, a distance of 50.00 feet to the easterly line of Central Avenue, now known as Alessandro Boulevard, as conveyed to the City of Riverside, by deed filed for record April 30, 1942 in Book 544, page 6, Official Records of Riverside County, California and the TRUE point of beginning of the portion to be described; said TRUE point of beginning being the beginning of a curve concave to the northeast and having a radius of 550.00 feet; thence southeasterly along said curve through an arc of 35° 06' 01" a distance of 336.94 feet; thence North 15° 25' 20" East a distance of 10.20 feet to intersect a curve concave to the northeast and having a radius of 550.00 feet, the center of said last mentioned curve bears North 41° 08' 26" East from said point of intersection; thence northwesterly along said curve through an arc of 35° 58' 04" a distance of 345.26 feet to a point of cusp with the easterly line of Central Avenue; thence South 12° 53' 30" East along said easterly line a distance of 15.76 feet to the TRUE point of beginning.

For public street purposes.

Dated 8/25 19 60

FIRST BAPTIST CHURCH OF RIVERSIDE, a non-profit organization,

By (S) LOUIS A. WASS, CHM. BOARD OF TRUSTEES

By (S) ELMER G. STARK

RECORDED SEPT. 20, 1960

BOOK 2769 PAGE 130

OFFICIAL RECORDS, INC. CO.

INSTRUMENT NO. 82184

VICTORIA RANCH
M.B. 4/59, Rec. Riv. Co.

Fairview Ave.

CENTRAL AVE.

S88°50'30"W 188.66'

Curve Data:
 $\Delta = 37^{\circ}07'30''$
 $R = 600'$
 $T = 201.53'$
 $L = 388.69'$

Curve Data:
 $\Delta = 41^{\circ}08'30''$
 $R = 600'$
 $T = 225.18'$
 $L = 430.83'$

CENTER OF SEC. 36,
T2S, R5W, S.B.B.&M.

CANAL

GAGE

SEC. 36,
S.B.B.&M.

POR. SW 1/4
T2S, R5W,

ALESSANDRO
(Central Ave.)

S12°53'30"E
881.43'

BLVD.

PORTION TO
BE ACQUIRED

SCALE: **N** 1" = 200'

R=550'
 $\Delta = 35^{\circ}06'01''$
 $L = 336.94'$

R=550'
 $\Delta = 35^{\circ}58'04''$
 $L = 345.26'$

15.76'

10.20'

R=500'
 $\Delta = 69^{\circ}28'30''$

N15°25'20"E

N41°08'26"E (R)

PLAT

SHOWING LAND TO BE ACQUIRED
FOR STREET PURPOSES