

GRANT DEED

CHRISTINE C. HOLMES, a widow,

(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: --

A strip of land 4.0 feet in width lying northeasterly of and adjacent to the
northeasterly line of Madison Street, 80 feet wide, and being that portion of Lot 5
in Block 17 of the Lands of the Riverside Land and Irrigating Company, as shown on
plat on file in Book 1, page 70 of Maps, Records of San Bernardino County, California,
described as follows:

Commencing at a point in the northwesterly prolongation of said northeasterly
line of Madison Street distant southerly, 33 feet (measured at right angles) from the
centerline of Arlington Avenue;

Thence South 34° 00' East (recorded South 33° 44' East) 216.59 feet along said
northwesterly prolongation and said northeasterly line to the most westerly corner
of the property conveyed to Christine C. Holmes by deed filed for record as
Instrument #30879 on July 23, 1952, in the Office of the County Recorder of Riverside
County, California, said most westerly corner being the TRUE POINT OF BEGINNING;

Thence continuing South 34° 00' East, 100.00 feet along said northeasterly line
of Madison Street to the most southerly corner of said conveyed property;

Thence North 56° 00' East (recorded North 56° 19' East) 4.00 feet along the
southeasterly line of said conveyed property;

Thence North 34° 00' West, 98.21 feet and parallel with said northeasterly line
of Madison Street to the northerly line of said conveyed property;

Thence South 75° 09' 40" West (recorded South 75° 29' West) 4.23 feet along
said northerly line to the TRUE POINT OF BEGINNING.

For public street purposes.

Dated 7-5 19 62

(5)
Christine C. Holmes

RECORDED JULY 11, 1962
BOOK 3179 PAGE 317
OFFICIAL RECORDS, RIV. CO.
INSTRUMENT NO. 64988

5/12
RB

CORONADO
WAY

ARLINGTON AVENUE

33'

47'

MADISON

216.59'

R. M. B. & Co.

PORTION OF LOT
BLOCK 17^S

C.O. LANDS
Rec. S. B. Co.

4.23' S 75° 09' 40" W

STREET
WIDENING

S 34° 00' E

98.21'
100.00'

40' N 56° 00' E

STREET

40'
40'

SCALE: N 1" = 50'



PLAT OF STREET WIDENING