

PHOTODUPLICATED
COMPARED
By _____
Comparator

RECEIVED FOR RECORD
JUL 10 1964

GRANT DEED

APPROVED AS TO FORM

John Woodhouse
ASST. CITY ATTORNEY

5048

Recorded in Official Records
BOOK 3745 PAGE 67
At Request of
M. G. Flory Jr.
M. G. Flory Jr.
Recorder

MERVYN G. FLORY Jr. and CAROLYN A. FLORY

(Grantor-- Grantors)

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
do _____ 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: --

Those portions of the northeast quarter of Section 33, Township 2 South, Range 5 West, San Bernardino Base & Meridian, Government Lot 1 of Fractional Section 28, Township 2 South, Range 5 West, San Bernardino Base & Meridian and Lot 41 of W. F. Stevenson Tract, as shown by map on file in Book 20 of Maps, at Page 85 thereof, Records of Riverside County, California, more particularly described as follows:

Commencing at the northeast corner of Lot 1 of said W. F. Stevenson Tract;

Thence South 89° 25' 45" West along the north line of said Lot 1, a distance of 1.00 foot to the TRUE POINT OF BEGINNING;

Thence continuing South 89° 25' 45" West along said north line, a distance of 154.00 feet to the northeast corner of said Lot 41, said point being the beginning of a tangent curve concave to the southeast, having a radius of 140.00 feet;

Thence southwesterly along said curve, to the left, through a central angle of 09° 41' 48", an arc distance of 23.69 feet to a point on the south line of said Lot 41, from which the center of said curve bears South 10° 16' 03" East;

Thence South 89° 25' 45" West along said south line of Lot 41, a distance of 741.27 feet to a point thereon;

Thence North 03° 46' 00" East, a distance of 252.80 feet to a point on a line parallel with and distant 44.00 feet southerly from, measured at right angles to, the centerline of Jurupa Avenue;

Thence South 86° 14' 00" East along said parallel line, a distance of 20.00 feet;

Thence South 03° 46' 00" West, a distance of 229.25 feet;

Thence South 43° 24' 08" East, a distance of 13.60 feet to a point in a line parallel with and distant 12.00 feet northerly from, measured at right angles to, said south line of Lot 41;

Thence North 89° 25' 45" East along said parallel line, a distance of 657.08 feet to the beginning of a tangent curve concave to the northwest, having a radius of 140.00 feet;

Thence northeasterly along said curve, to the left, through a central angle of 14° 50' 07", an arc distance of 36.25 feet to a point of reverse curvature, with a curve concave to the southeast, having a radius of 160.00 feet;

The radial line at said point bears North 15° 24' 22" West;

Thence northeasterly along said last mentioned curve, to the right, through a central angle of 14° 50' 07", an arc distance of 41.43 feet to the end thereof, said point being 10 feet northerly from, measured at right angles to, said north line of Lot 1 of said Stevenson Tract;

Thence North 89° 25' 45" East and parallel with said north line, a distance of 154.13 feet;

Thence South 00° 11' 00" East, a distance of 20.00 feet to the true point of beginning.

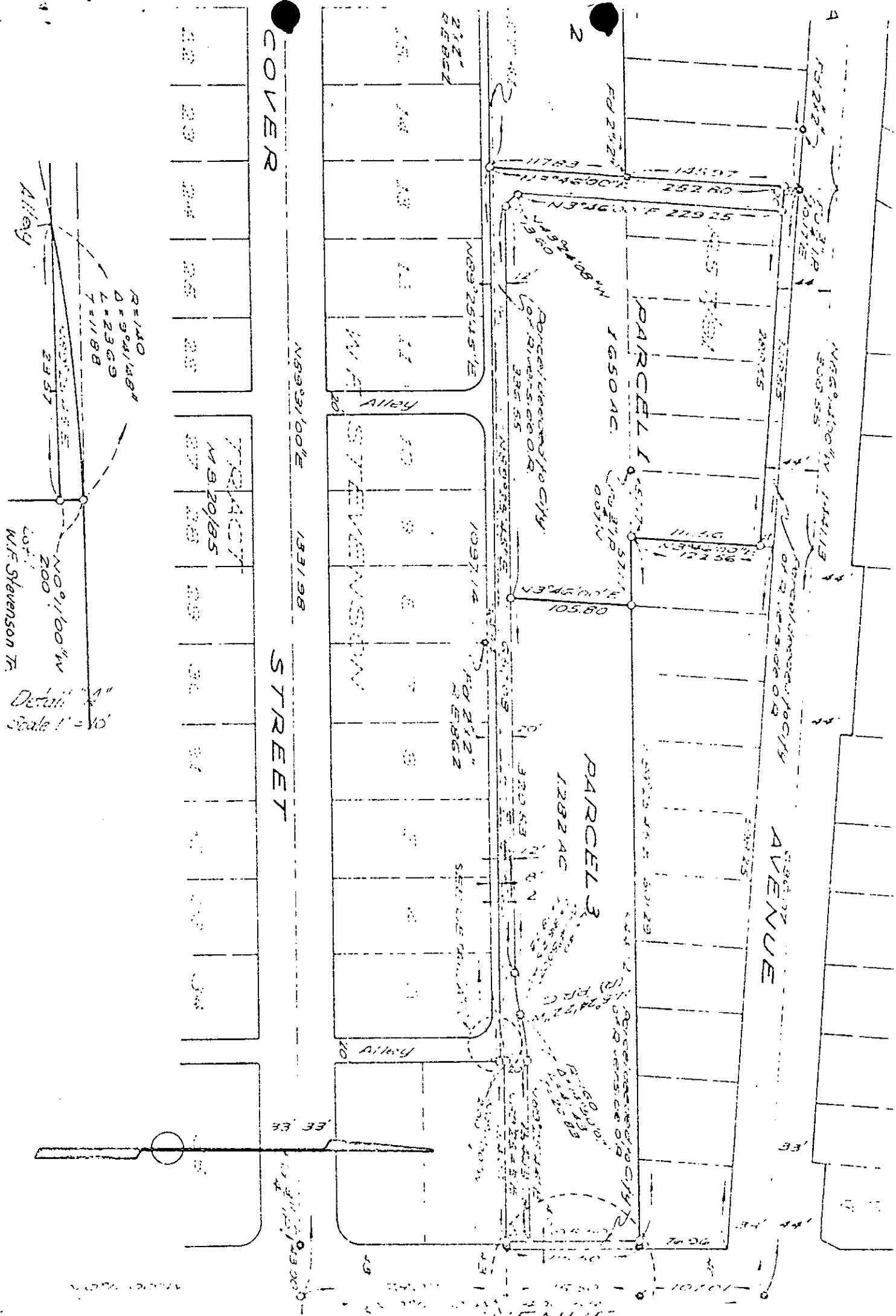
JUNE 30 1964.

Mervyn G. Flory Jr.
Carolyn A. Flory

RECORDED JUL 10 1964
BOOK 3745 PAGE 67
OFFICIAL RECORDS, RIV. CO.
INSTRUMENT NO. 84849

APPROVED AS TO DESCRIPTION
I. F. HARTNEK
Director of Public Works

by 7-3-64



CITY OF RIVERSIDE, CALIFORNIA

PLAT OF PARCEL(S) DESCRIBED
IN THE ATTACHED DOCUMENT

This plat is solely an aid in locating the parcel(s) described in the attached document. It is not a part of the written description therein.