

8625

Handwritten initials and signature of a surveyor.

GRANT DEED

RECEIVED FOR RECORD

JAN 22 1965

55 Min. Past 3 o'Clock At Request of

GRANTORS Recorded in Official Records

BOOK 3908 PAGE 162

Et. Sec., Records of Riverside County, California

W. W. DeLoach

FEE \$ 11.00 recorder

INDEXED 258
Page 162

LAWRENCE M. FLAHIVE and LYDIA R. FLAHIVE, husband and wife, and

IRVING L. DUDLEY and BETTY A. DUDLEY, husband and wife, as their

interests appear of record (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: -- See attached description.

All those portions of Lots 4 and 5 of a Record of Survey on file in Book 2, page 110 of Record of Survey, Records of Riverside County, California, said Record of Survey being a survey of portions of the NW $\frac{1}{4}$ of Section 1 and the NE $\frac{1}{4}$ of Section 2 T3S R5W, SBB&M, per United States Government Survey described as follows:

Commencing at a 3/4-inch iron pipe in the common line between the Gage Canal right of way and Hawarden Drive as shown on said Record of Survey, said point being the northerly end of a course shown on said Record of Survey as "N26°32'E, 156.65 feet" (taken herein as N26°30'02"E, 156.63 feet as basis of bearing);

Thence N13°17'02"E, 109.26 feet (recorded 109.35 feet) to a 3/4-inch iron pipe at an angle point in said easterly line of Gage Canal right of way as shown on said Record of Survey;

Thence N7°43'57"E, 77.92 feet;

Thence S53°59'13"E, 1.52 feet;

Thence N36°00'47"E, 55 feet to the beginning of a curve concave northerly and having a radius of 645 feet, a radial of said curve to its beginning bears S36°00'47"W;

Thence easterly, 478.40 feet, along said curve through a central angle of 42°29'47" to an end thereof;

Thence N83°31'E, 60.91 feet, tangent to said curve to the TRUE POINT OF BEGINNING;

Thence continuing N83°31'E, 150 feet;

Thence N6°29'W, 10 feet;

Thence S83°31'W, 150 feet;

Thence S6°29'E, 10 feet, to the point of beginning.

For slope easement purposes.

APPROVED AS TO DESCRIPTION

By *[Signature]*
Director of Public Works

By *[Signature]*
Asst. Atty. City Engineer

by ES 9-3-64 NP

APPROVED AS TO FORM

[Signature]
ASSI. CITY ATTORNEY

ad 1-16 1965

[Signature]
LAWRENCE M. FLAHIVE

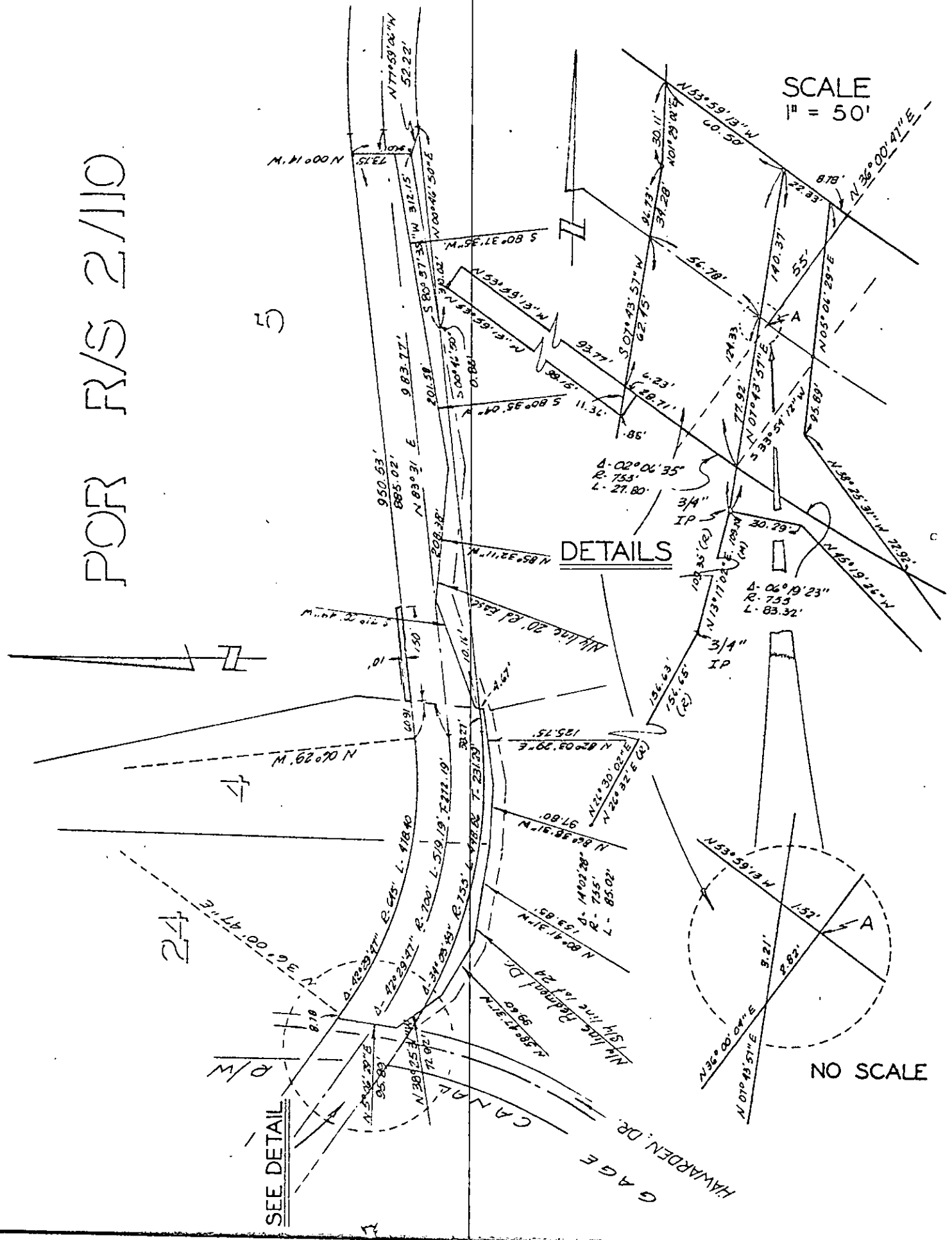
LYDIA R. FLAHIVE

IRVING L. DUDLEY

BETTY A. DUDLEY

RECORDED JAN 22 1965
BOOK 3908 PAGE 162
OFFICIAL RECORDS DIV.
RIVERSIDE COUNTY CALIF.
RECORDS NO. 8875

FOR R/S 2/110



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.

SCALE 1" = 50' DRAWN 9/2/64 BY JGM SUBJECT ACQUINATA AVE. ENCINO