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PIERCE STREET

NOVEMBER - 1956

GRANT DEED

La Sierra College - A Corporation

Grantor(s)

GRANT TO COUNTY OF RIVERSIDE the real property in the County of Riverside, State of California, described as follows:

PARCEL I:

A strip of land 1645 feet long by 8 feet wide, measured at right angles, adjoining Pierce Street, more particularly described as follows:

The southwesterly rectangular 8 feet of Lots 2, 3, and 4 in Block 6, and the southwesterly rectangular 8 feet of Lot 1 in Block 7, together with the adjacent 8 foot portion of vacated Pingree Avenue in La Sierra Gardens as shown by Map on file in Book 11, Pages 42 to 50 of Maps, Records of the Recorder of Riverside County, California;

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PARCEL II: w x 6/35 ✓

All that portion of Lot 1 in Block 6 of said La Sierra Gardens described by metes and bounds as follows:

Beginning at the most westerly corner of said Lot 1;

Thence N. 28°21'35" E., along the southeast line of Collett Avenue 16.96 feet;

Thence southeasterly on the arc of a 2952 foot radius curve, tangent to a line that bears S. 30°20'20" E. and concave to the northeast, through an angle of 3°57'55" for an arc distance of 204.30 feet;

Thence S. 34°18'15" East 8 feet northeasterly from and parallel with the southwesterly line of said Lot 1, a distance of 245.40 feet, more or less, to the southeasterly line of Lot 1;

Thence southwesterly along said southeasterly line 8 feet to the most southerly corner;

Thence N. 34°18'15" W. along the southwesterly line of Lot 1, a distance of 441.74 feet to the point of beginning;

PARCEL III: 6/29 ✓

All that portion of the west half of Section 15, Township 3 South, Range 6 West, S.B.B. & M., in Rancho La Sierra as shown by Map on File in Book 6, Page 70 of Maps, Records of Riverside County, that is contained in an 88 foot wide strip of land, measured at right angles, being 40 feet wide on the westerly side and 48 feet wide on the easterly side of the following described centerline:

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1 Beginning at a point on the southerly boundary of the Rancho La Sierra  
2 from which the most easterly corner of the Wildomar Vista Tract as shown by  
3 Map on file in Book 13, Page 69 of Maps, Records of Riverside County, bears  
4 N. 71°31'30" E. a distance of 643.74 feet;

5 Thence N. 24°26'36" W. a distance of 250.75 feet to Point "A" (later  
6 referred to);

7 Thence northerly on the arc of a 1600 foot radius curve, tangent to the  
8 last described course and concave to the east, through an angle of 22°05'10"  
9 for an arc distance of 616.76 feet;

10 Thence N. 2°21'26" W. a distance of 1655.42 feet to Point "B" (later  
11 referred to), the most southerly end of that certain course described as  
12 "S. 02°22'30" E. 739.66 feet" in deed to Riverside County recorded in Book  
13 383, Page 63, Official Records of the Recorder of Riverside County;

14 Excepting those portions thereof, granted to Riverside County by deed  
15 recorded in Book 1355, Page 543, and Deed recorded in Book 383, Page 63, and  
16 Deed recorded in Book 1718, Page 462, all in Official Records of said  
17 Recorder;

18 PARCEL IV: ~~6134~~ ✓ 6/29 § 6

19 A strip of land approximately 8 feet wide by 1350 feet long more particu-  
20 larly described as follows:

21 All that portion of said west half of Section 15, and portion of Block  
22 56 and the vacated Street adjoining said Block in La Sierra Heights, Tract  
23 No. 2, as shown by Map on file in Book 7, Page 66 of Maps, Records of said  
24 Recorder, described by metes and bounds as follows:

25 Commencing at Point "B", previously described;

26 Thence N. 87°37'30" E. a distance of 40 feet to a point on the easterly  
27 line of the 80 foot wide right-of-way granted to Riverside County by Deed  
28 Recorded in Book 383, Page 63, Official Records of said Recorder, the true  
29 point of beginning;

30 Thence continuing N. 87°37'30" E. a distance of 8 feet;

A. C. KEITH  
COUNTY SURVEYOR &  
ROAD COMMISSIONER  
RIVERSIDE COUNTY  
CALIFORNIA

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1 Thence N. 2°22'30" W. parallel with said easterly right-of-way line a  
2 distance of 720.26 feet;

3 Thence northeasterly on the arc of a 580 foot radius curve, tangent to  
4 the last described course and concave to the southeast, through an angle  
5 of 63°00' for an arc distance of 637.74 feet; to a point on the southerly  
6 right-of-way line of Pierce Place as granted to Riverside County by Deed  
7 recorded in Book 1355, Page 542, Official Records of said Recorder;

8 Thence southwesterly and southerly along the present right-of-way of  
9 Pierce Street to the true point of beginning;

10 PARCEL V: 6/29 ✓

11 A portion of the said west half of Section 15, described by metes and  
12 bounds as follows:

13 Commencing at Point "A" previously described;

14 Thence S. 65°33'24" W. a distance of 40 feet to a point on the westerly  
15 line of Parcel III;

16 Thence S. 24°26'36" E. along said westerly line 76.14 feet to the true  
17 point of beginning;

18 Thence continuing S. 24°26'36" E. along said westerly line 57.94 feet to  
19 a point on the easterly line of property granted to Riverside County by Deed  
20 recorded in Book 1355, Page 543, Official Records of said Recorder;

21 Thence N. 60°38' W. along said easterly line a distance of 36.20 feet;

22 Thence northeasterly on the arc of a 30 foot radius curve, tangent to  
23 a line that bears N. 48°50'16" E. and concave to the northwest, through an  
24 angle of 73°16'52" for an arc distance of 38.37 feet to the true point of  
25 beginning;

26 PARCEL VI: 6/29 ✓

27 All that portion of said west half of Section 15 described by metes and  
28 bounds as follows:

29 Beginning on the west line of Pierce Street at the southeast corner of  
30 Lot 27, as shown on Assessor's Map No. 20 on file in the Office of the Recorder  
31 of said Riverside County;

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Thence northerly along the east line of Lot 27, a distance of 50 feet;  
 Thence N. 89°41'50" E., 50 feet north of and parallel with the easterly  
 prolongation of the south line of Lot 27, a distance of 290.35 feet;  
 Thence northeasterly on the arc of a 40 foot radius curve, tangent to the  
 last described course and concave to the northwest, through an angle of  
 92°03'15" for an arc distance of 64.27 feet to a point on the westerly line  
 of Parcel 3;  
 Thence S. 02°21'26" E. along said westerly line a distance of 140.08 feet;  
 Thence northwesterly on the arc of a 40 foot radius curve, tangent to the  
 last described course and concave to the southwest, through an angle of 87°56'45"  
 for an arc distance of 61.39 feet to a point 10 feet south of the easterly  
 prolongation of the south line of said Lot 27;  
 Thence S. 89°41'50" W., parallel with said prolongation, a distance of  
 295.32 feet to a point on the west line of Pierce Street;  
 Thence north along said west line, a distance of 10 feet to the point  
 of beginning;  
 Excepting that portion thereof contained in Pierce Street.

LA SIERRA COLLEGE, A Corporation,

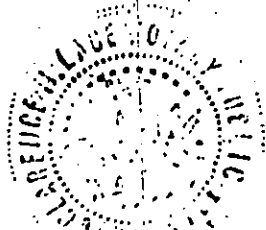
Dated: Nov 27, 1956  
W.S. Anderson  
Subscribing witness

Clarence M. Lave President  
Novel F. Peace Secretary

STATE OF CALIFORNIA,

County of Riverside

ON THIS 27<sup>th</sup> day of November, A.D., 1956, before me,  
Clarence M. Lave  
 a Notary Public in and for said County and State, personally appeared  
Cl. Lave, and Novel F. Peace, known to me to be the  
President and Secretary  
 of the La Sierra College, Inc.  
 the Corporation that executed the within Instrument, known to me to be the  
 person who executed the within Instrument, on behalf of the Corporation, therein  
 named, and acknowledged to me that such Corporation executed the same.



My Commission Expires Sept. 2, 1957

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal  
the day and year in this certificate first above written.

Clarence M. Lave  
Notary Public in and for said County and State.

ACKNOWLEDGMENT—Corporations. IN AND FOR THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

A. C. KEITH  
COUNTY SURVEYOR &  
ROAD COMMISSIONER  
RIVERSIDE COUNTY  
CALIFORNIA

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