

R/S 816

64082

5434

Microfilm recording from 4-1-65. Book and page no longer assigned. Identify by document number and year of filing.

GRANT DEED

APPROVED AS TO FORM

M. Neal Jones
DEPUTY CITY ATTORNEY

MICRO-FILMED

RECEIVED FOR RECORD

MAY 2 1965

At Request of

Record/Division of Official Records of Riverside County, California

FEE: \$2.25
Recorder

W. W. Dealy

INDEXED

G. WAYNE FROST and GLORIA A. FROST, husband and wife

(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

CONSENT TO RECORDATION

THIS IS TO CERTIFY that the interest in real property conveyed by the Deed or Grant dated 5-12-65
From: G. Wayne & Gloria Frost
For: the Lot 9-A, Osborne Heights (3 parcels)
to the City of Riverside, a municipal corporation, is hereby accepted for and on behalf of said City pursuant to Resolution of the City Council thereof recorded on 12-3-58 in Bk. 2374 O.R. pg. 339 1st Seq. Riverside County Records, and the Grantee hereby consents to recordation of this instrument through the undersigned.

Dated 5-28-65

L. H. Bailey
Property Management Officer

Return Deed to: Office of City Clerk
Riverside, California

Dated 5-12 1965

G. Wayne Frost

G WAYNE FROST

Gloria A. Frost
GLORIA A. FROST

CL 304-418 (4/64)

5434

PARCEL 1

That portion of Lot 9-A of Osborne Heights as shown by map on file in Book 12, at Pages 39 and 40 thereof, Records of Riverside County, California, described as follows:

Beginning at the most easterly corner of said Lot 9-A;

Thence S28°03'30"W (formerly recorded as S28°03'W), along the easterly line of said Lot 9-A, a distance of 3.73 feet to a point 33.00 feet measured at right angles, northeasterly of the center line of Ocotillo Drive;

Thence N62°26'00"W, parallel with and 33 feet easterly of, measured at right angles, the center line of Ocotillo Drive, a distance of 268.07 feet;

Thence northwesterly on a curve concave to the northeast, having a radius of 267.00 feet, through an angle of 01°09'20" an arc length of 5.38 feet to the point of intersection with the southerly prolongation of the easterly line of said Lot 9-A which bears S00°30'45"E (formerly recorded S00°39') a distance of 85.35 feet;

Thence N00°30'45"W (formerly recorded N00°30'W) along the prolongation of said line, a distance of 14.10 feet to the southerly terminus of said line;

Thence S60°38'30"E (formerly recorded S60°36'E) along the northeasterly line of said Lot 9-A, a distance of 280.26 feet to the point of beginning.

PARCEL 2

That portion of Lot 9-A of Osborne Heights, as shown by map on file in Book 12, at pages 39 and 40 thereof, Records of Riverside County, California described as follows:

Beginning at the most southerly corner of said Lot 9-A;

Thence N62°26'00"W, a distance of 267.97 feet;

Thence northwesterly on a curve concave to the northeast having a radius of 280 feet through an angle of 22°52'30" an arc length of 111.79 feet;

Thence N39°33'30"W (formerly recorded N39°35'W) a distance of 125.27 feet;

Thence northwesterly on a curve concave to the southwest, having a radius of 170 feet, through an angle of 42°46'30" an arc length of 126.92 feet;

Thence N82°20'00"W, a distance of 118.71 feet;

Thence westerly on a curve concave to the south, having a radius of 120 feet, through an angle of 21°07'13" an arc length of 44.24 feet to a point of cusp on the southerly line of said Lot 9-A;

The preceding 6 courses are all along the southerly line of said Lot 9-A;

Thence easterly on a curve concave to the south, having a radius of 283 feet through an angle of 22°14'49", an arc length of 109.88 feet to a point 33 feet measured at right angles northerly of the center line of Ocotillo Drive, the initial radial line bears N14°34'49"W;

Thence S82°26'00"E, parallel with and 33 feet northerly of, measured at right angles from the center line of Ocotillo Drive a distance of 15.63 feet;

Thence southeasterly on a curve concave to the southwest, having a radius of 283 feet, through an angle of 42°46'30" an arc length of 211.28 feet to a point 33 feet, measured at right angles northeasterly of the center line of Ocotillo Drive;

RECORDED JUN E 2 1965

BOOK _____ PAGE _____

OFFICIAL RECORDS, INV. CO.

INSTRUMENT NO. 64032

DESCRIPTION APPROVAL

by Conrad P. ... 5/4/65 by HR
Surveyor

Parcel 2 (Con't)

Thence S39°33'30"E, parallel with and 33 feet measured at right angles northeasterly of the center line of Ocotillo Drive, a distance of 86.10 feet;
 Thence southeasterly on a curve concave to the northeast, having a radius of 267 feet through an angle of 22°52'30" an arc length of 106.60 feet to a point 33 feet measured at right angles northeasterly of the center line of Ocotillo Drive;

Thence S62°26'00"E, parallel with and 33 feet measured at right angles northeasterly of the center line of Ocotillo Drive, a distance of 268.07 feet to a point on the easterly line of said Lot 9-A;

Thence S28°03'30"W (formerly recorded S28°03'W) along the easterly line of said Lot 9-A a distance of 13 feet to the point of beginning.

PARCEL 3

That portion of Lot 9-A of Osborne Heights as shown by map on file in Book 12, at pages 39 and 40 thereof, Records of Riverside County, California, described as follows:

Commencing at the most easterly corner of Lot 9 of said Osborne Heights;

Thence easterly on a curve concave to the south, having a radius of 110.00 feet through an angle of 65°07'00", an arc length of 125.02 feet, the initial radial line bears N56°57'15"W (formerly recorded N56°58'W);

Thence S81°50'15"E (formerly recorded S81°49'00"E), a distance of 110.87 feet to a point which is the beginning of a curve on the southerly line of said Lot 9-A having a radius of 30 feet, said point is also the true point of beginning;

The two preceding courses are along the south line of said Lot 9-A;

Thence N02°15'30"W, a distance of 29.13 feet;

Thence northeasterly on a curve concave to the northwest, having a radius of 217 feet through an angle of 24°44'20" an arc length of 93.70 feet to a point 33 feet measured at right angles northwesterly of the center line of Ocotillo Drive, the initial radial line bears N13°44'40"W;

Thence N51°31'00"E, parallel with and 33 feet measured at right angles northwesterly of the center line of Ocotillo Drive, a distance of 25.86 feet;

Thence northeasterly on a curve concave to the southeast, having a radius of 283 feet through an angle of 22°14'49", an arc length of 109.88 feet to a point of cusp on the southerly line of said Lot 9-A;

Thence southwesterly on a curve concave to the southeast, having a radius of 120 feet through an angle of 21°07'19", an arc length of 44.24 feet, the initial radial line bears N17°21'41"W;

Thence S51°31'00"W (formerly recorded S51°30'00"W) a distance of 275.99 feet;

Thence westerly on a curve concave to the north, having a radius of 30 feet through an angle of 46°38'45" an arc length of 24.42 feet to the point of beginning.

The preceding three courses are along the southerly line of said Lot 9-A.

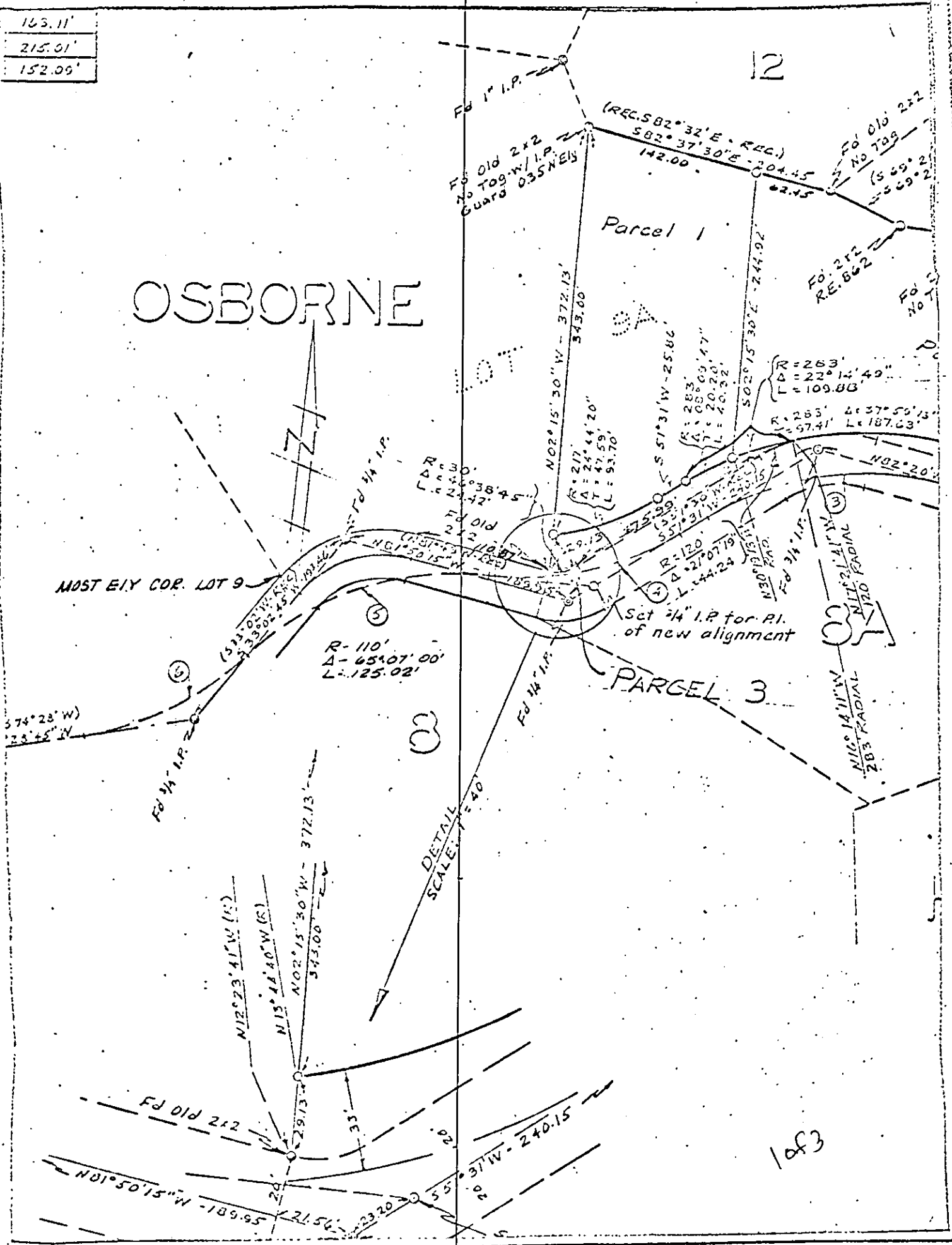
DESCRIPTION APPROVAL

by *Ernest L. Smith*, 5/17/65 by *HRP*
 Surveyor

64082

| |
|---------|
| 165.11' |
| 215.01' |
| 152.09' |

OSBORNE



CITY OF RIVERSIDE, CALIFORNIA

PLAT OF PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT

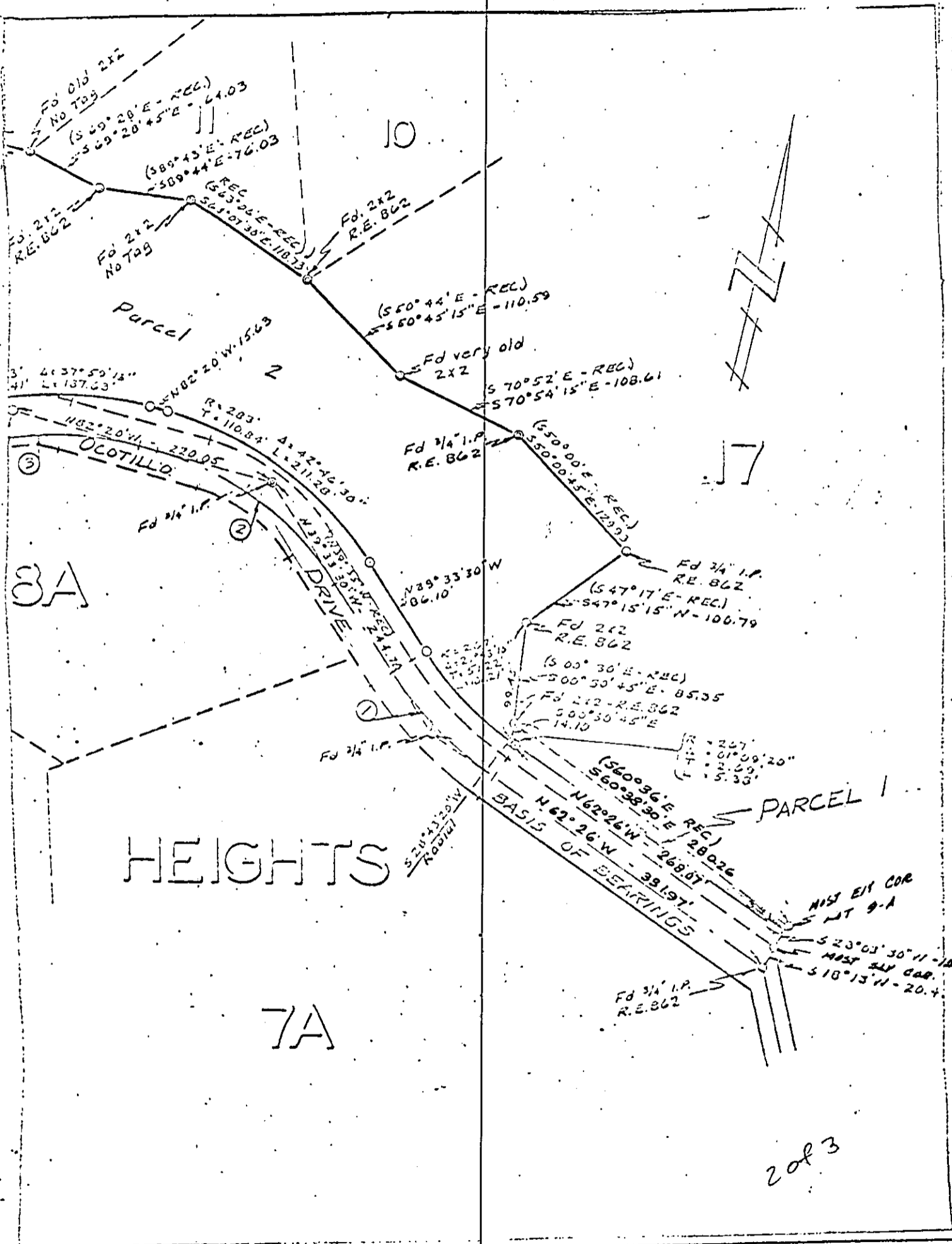
This plat is solely an aid in locating the parcel(s) described in the attached document.
It is not a part of the written description therein.

Scale 1"=100' Date 3/19/65 Subject R/S 816

J.F. DAVIDSON ASSOCIATES
Civil Engineers

5434

64082



HEIGHTS

7A

2 of 3

CITY OF RIVERSIDE, CALIFORNIA

PLAT OF PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT

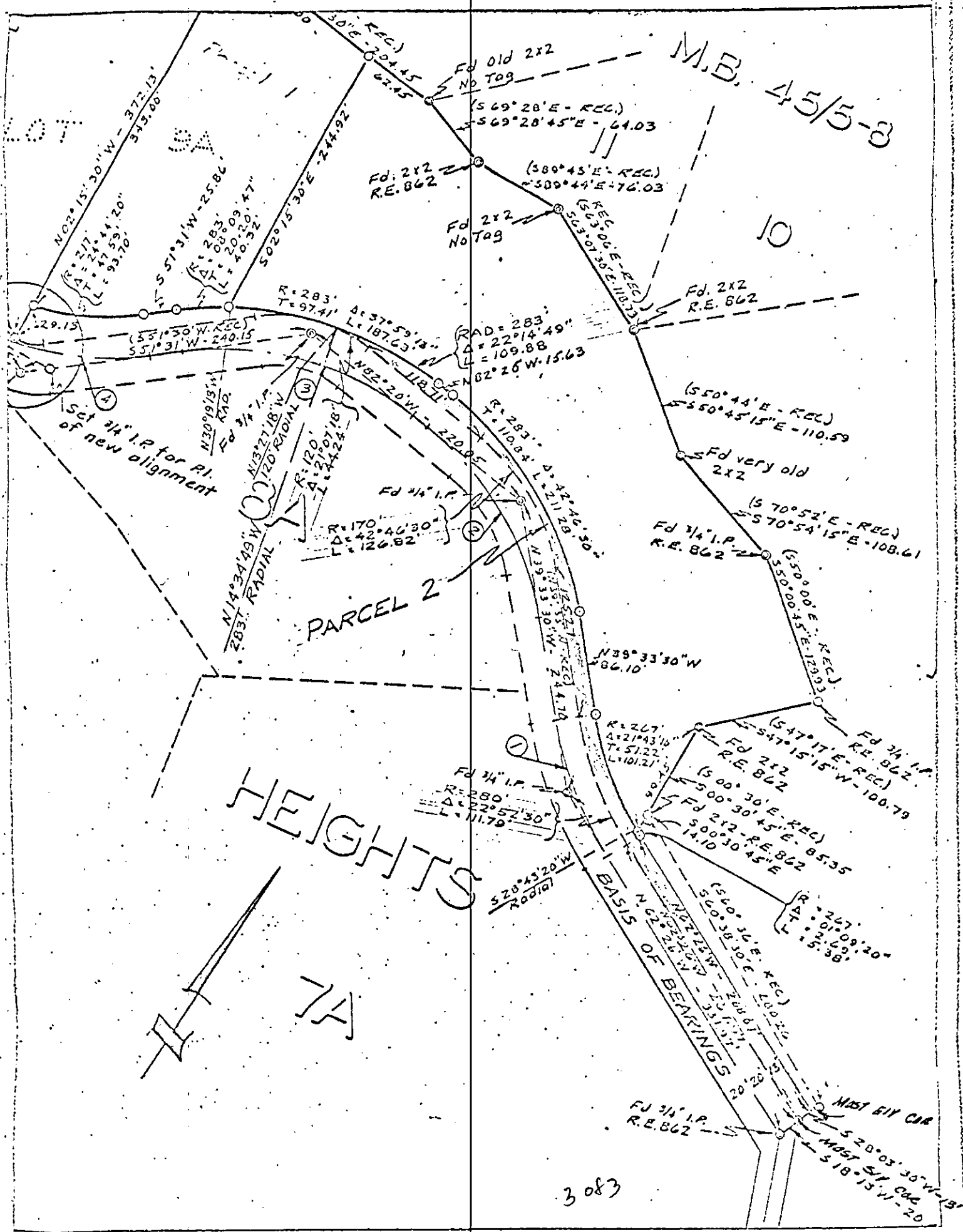
This plat is solely an aid in locating the parcel(s) described in the attached document. It is not a part of the written description therein.

Scale 1" = 100' Date 3/19/65 Subject R/S 616

J.F. DAVIDSON ASSOCIATES Civil Engineers

542.4

64082



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"=100' Date 3/19/65 Subject R/S 816

J.R. DAVIDSON ASSOCIATES
Civil Engineers

5434