

GRANT DEED

APPROVED AS TO FORM
M. M. Hill

CITY ATTORNEY

5475

ELIZABETH JAGERS PEASLEE and JUNELLE JAGERS STANTON, as their interests
appear of record

(~~GRANTORS~~ - 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: --

That portion of the north one-half of Section 34, T2S, R5W, SBB&M described as follows:

Beginning at the intersection of the southerly line of Jurupa Avenue, (a street of variable width) with the northwesterly line of Magnolia Avenue, (100 feet wide);

Thence S27°36'W along the northwesterly line of said Magnolia Avenue, 23.86 feet to the beginning of a non-tangent curve, concave southwesterly, having a radius of 28.5 feet, the initial radial to the beginning of said curve bears N72°20'54"E;

Thence northwesterly and westerly along said curve, 36.20 feet through a central angle of 72°46'54" to the end of said curve;

Thence S89°34'W, 49.12 feet tangent to last said curve, parallel with the southerly line of said Jurupa Avenue to a point in the westerly line of that certain parcel of land conveyed to Elizabeth Jagers Peaslee and Junelle Jagers Stanton by Decree of Distribution on file in the Office of the County Recorder of Riverside County and filed for record November 17, 1953, as Instrument No. 54988;

Thence N00°08'00"E, 1 foot to a point in the southerly line of said Jurupa Avenue;

Thence N89°34'E, 87.55 feet along the southerly line of said Jurupa Avenue to the point of beginning.

FOR PUBLIC STREET PURPOSES

DESCRIPTION APPROVAL
by *Edna K. ...* 5/25/65, by *RLP*
Surveyor

Dated June 2, 19 65

Elizabeth Jagers Peaslee
ELIZABETH JAGERS PEASLEE

JUNELLE JAGERS STANTON
Junelle Jagers Stanton

RECORDED Vol. 9. 1965

BOOK _____ PAGE _____

OFFICIAL RECORDS, RIV. CO.

INSTRUMENT NO. 79613

-18 (4/64)

79613

JURUPA

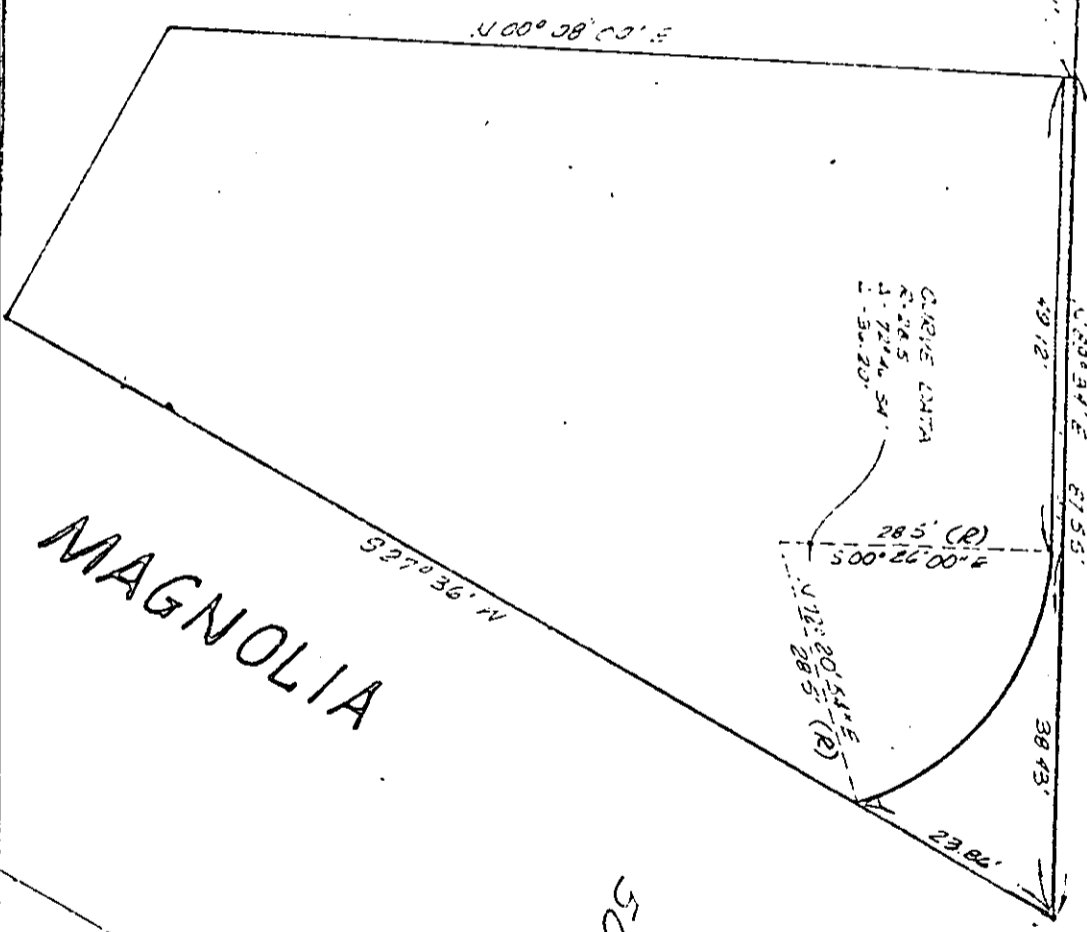
POP
N 1/2
SECTION

54

N 89° 34' E
7.468'

AVE.

33'



MAGNOLIA

AVE.

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.

79613

Page 1 of 1
Submitted to County for recording
on 07/09/65
Fees: \$1.00
Date of filing: 07/09/65

RECEIVED FOR RECORD

JUL 9 1965

20 Min. Past 3 o'Clock

At Request of

Grantee

Recorded in Official Records
of Riverside County, California

W. W. Dabugh

FEES \$ 1.00 Recorder

INDEXED

[Handwritten signature]

Elizabeth Rogers Peaslee
Summit Rogers Peaslee

[Handwritten signature]

5475