

APPROVED AS TO FORM

ASSI. CITY ATTORNEY

91160

INDEXED

GRANT DEED

RECEIVED FOR RECORD
SEP 20 1968

At Request of
CITY CLERK

Recorded in Official Records
of Riverside County, California

W. M. D. D. D.

FEE \$ *1.00*

RICHARD F. CHRISTENSEN and LUCILLE D. CHRISTENSEN, 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 5-7-1968

From: Richard F. Christensen and Lucille D. Christensen
For: City of Riverside

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 Et Seq. Riverside County Records, and the Grantors hereby consents to recordation of this instrument through the undersigned.

Dated 7-20-69
[Signature]
Property Management Officer

Return Deed to: Office of City Clerk
Riverside, California

Dated Sept 12 1968

[Signature]

RICHARD F. CHRISTENSEN

LUCILLE D. CHRISTENSEN

CL 304-418 (E/6E)

2-23 HB

Microfilm recording form 4-1-65. Book and page no. assigned. Identity by accession number and year of filing.

09116

31180

Those portions of Lot 213 of the Lands of the Southern California Colony Association, as shown by map on file in Book 7, Page 3 of Maps, records of San Bernardino County, California, described as follows:

PARCEL 1

Commencing at the intersection of the centerlines of Olivewood Avenue and Panorama Road, as shown on map of Christensen Subdivision on file in Book 40, Pages 23 and 24 of Maps, records of Riverside County, California;

Thence South 30° 07' 53" East, along the centerline of Panorama Road, a distance of 86.79 feet to the beginning of a tangent curve, concave Northeasterly and having a radius of 165.00 feet;

Thence Southeasterly along said curve and along last said centerline; through a central angle of 12° 07' 11", an arc distance of 34.90 feet;

Thence North 47° 44' 56" East, normal to said curve, a distance of 19.00 feet to the Northeasterly line of Panorama Road and the TRUE POINT OF BEGINNING;

Thence continuing North 47° 44' 56" East, 4.00 feet to the beginning of a non-tangent curve, concave Northeasterly and having a radius of 28.00 feet; a radial line through the beginning of last said curve bears South 47° 44' 56" West;

Thence Northerly along said curve, through a central angle of 48° 11' 01", an arc length of 23.55 feet to the Southerly line of the Riverside Water Company Canal;

Thence north 88° 06' 10" West, along said Southerly line, a distance of 4.19 feet to said Northeasterly line of Panorama Road;

Thence South 15° 03' 14" East, along said Northeasterly line, a distance of 22.48 feet to the beginning of a non-tangent curve, concave Northeasterly and having a radius of 146.00 feet; a radial line to the said beginning bears South 49° 14' 14" West;

Thence Southwesterly along said curve, through a central angle of 1° 29' 18", an arc distance of 3.79 feet to the TRUE POINT OF BEGINNING.

Containing 74 square feet or .002 Acres.

PARCEL 2

Commencing at the intersection of the centerlines of Olivewood Avenue and Panorama Road, as shown on map of Christensen Subdivision on file in Book 40, Pages 23 and 24 of Maps, records of Riverside County, California;

Thence South 30° 07' 53" East, along the centerline of Panorama Road, a distance of 86.79 feet to the beginning of a tangent curve, concave Northeasterly and having a radius of 165.00 feet;

Thence Southeasterly along said curve and along last said centerline, through a central angle of 12° 07' 11", an arc distance of 34.90 feet;

Thence North 47° 44' 56" East, normal to said curve, a distance of 19.00 feet to the Northeasterly line of Panorama Road;

Thence continuing North 47° 44' 56" East, 4.00 feet to the beginning of a non-tangent curve, concave Easterly, and having a radius of 28.00 feet; a radial line through the beginning of last said curve bears South 47° 44' 56" West;

Thence Northerly and Northeasterly along said curve, through a central angle of 108° 23' 06", an arc distance of 52.97 feet;

Thence North 23° 51' 58" West, 0.50 feet to the beginning of a non-tangent curve, concave Southeasterly and having a radius of 393.50 feet; a radial line through the beginning of said curve bears North 23° 51' 58" West;

91160

Thence Northeasterly along said curve, through a central angle of $3^{\circ} 07' 39''$, an arc distance of 21.48 feet to the Northerly line of the Riverside Water Company Canal right of way and the TRUE POINT OF BEGINNING:

Thence continuing Northeasterly along said curve, through a central angle of $2^{\circ} 26' 31''$, an arc distance of 16.77 feet to a point on the Southerly line of Olivewood Avenue, as shown on said map of Christensen Subdivision; said point being the beginning of a non-tangent curve, concave Southeasterly and having a radius of 267.00 feet; a radial line through the beginning of said curve bears North $9^{\circ} 24' 32''$ West;

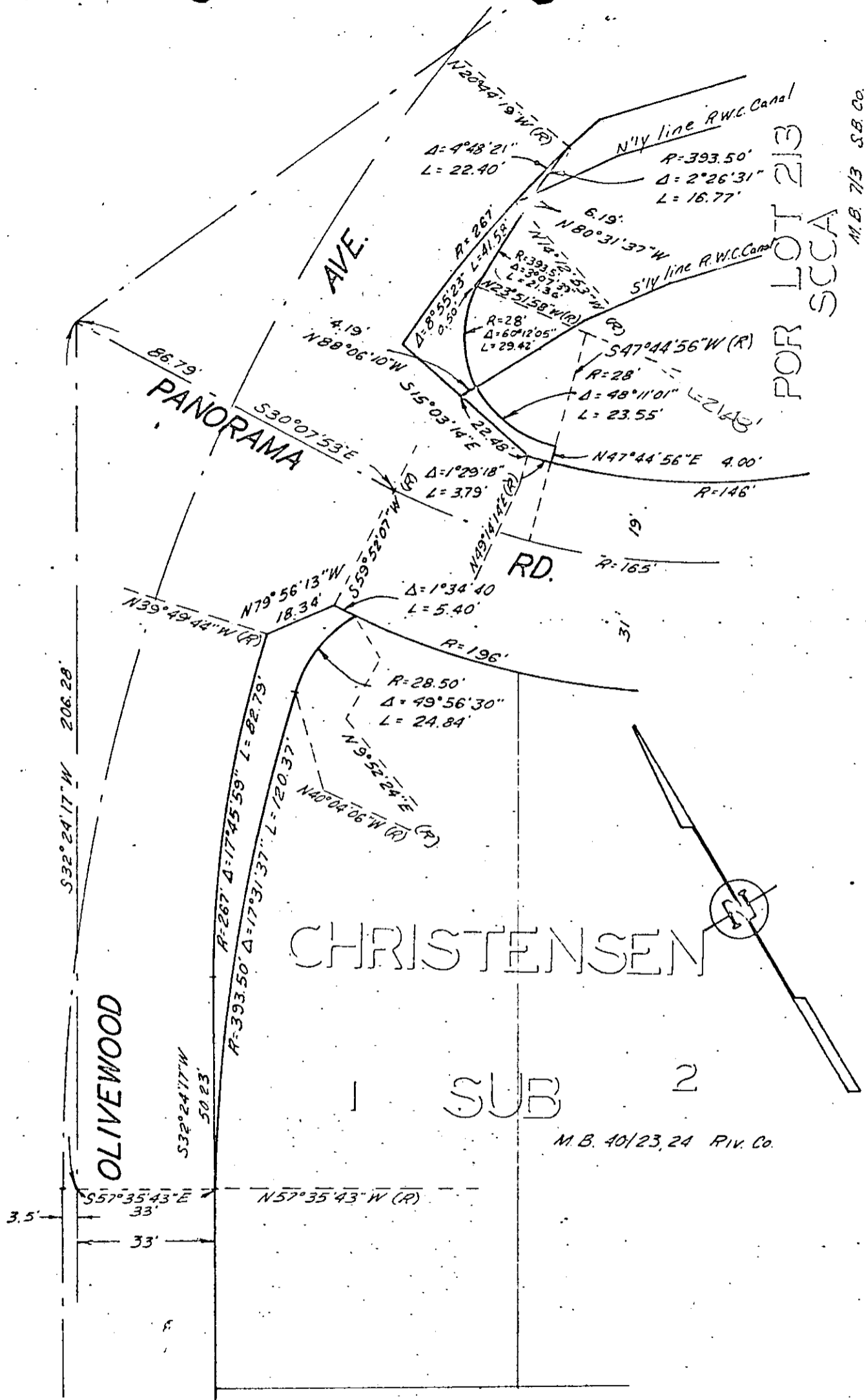
Thence Southwesterly along said curve, through a central angle of $4^{\circ} 48' 21''$, an arc distance of 22.40 feet to the said Northerly line of the Riverside Water Company Canal right of way;

Thence South $80^{\circ} 31' 37''$ East, along said Northerly line, a distance of 6.19 feet to the TRUE POINT OF BEGINNING.

Containing 28 square feet or .001 Acres.

DESCRIPTION APPROVAL

by *[Signature]* S.F.S. by *[Signature]*
Surveyor



M.B. 713 S.B. 00

FOR LOT 213
SCCA

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.

6556