

No Fee - 6103 Government Code

124644

When recorded mail to:

City Clerk's Office
City of Riverside
City Hall, 3711 Orange Street
Riverside, California 92501

DOCUMENTARY TRANSFER TAX
\$ _____ None

Signature _____
CITY OF RIVERSIDE

RECEIVED FOR RECORD

SEP 21 1973

15 Min. Past 4 o'clock P.M.
At Request of
CITY CLERK

Book 1973, Page 124644
Recorded in Official Records
of Riverside County, California

W.H. Dugan Recorder
FEES \$ _____

INDEXED

FOR RECORDER'S OFFICE USE ONLY

GRANT DEED

APPROVED AS TO FORM

8011

[Signature]
ASST. CITY ATTORNEY

THE PRESLEY COMPANIES, a corporation,

_____, Grantor

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
does 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:

All those portions of Lots 11 and 13 of Tequesquite Heights, as
shown by map on file in Book 10 of Maps at page 31 thereof, Records of
Riverside County, California, and that portion of the northeast quarter
of Section 1, Township 3 South, Range 5 West, San Bernardino Base and
Meridian, more particularly described as follows:

BEGINNING at the southeast corner of Lot A (Trafalgar Avenue) of
Tract No. 4270, as shown by map on file in Book 78 of Maps, at pages 27
through 30, inclusive thereof, Records of Riverside County, California;

Thence South 72° 53' 33" West along the southerly line of said Lot
A (Trafalgar Avenue), a distance of 160.97 feet to a point therein;

Thence South 17° 06' 27" East, a distance of 23.00 feet to a line
parallel with and distant southerly 23.00 feet, measured at right angles,
from said southerly line of Lot A (Trafalgar Avenue);

Thence North 72° 53' 33" East along said parallel line, a distance
of 136.90 feet to the beginning of a tangent curve, concave to the
southwest, having a radius of 23.00 feet;

Thence southeasterly along said curve, to the right, through a
central angle of 92° 15' 25", an arc distance of 37.03 feet to the end
thereof, said point being in the westerly right-of-way line of
Alessandro Boulevard (110.00 feet wide), as shown by map on file in
Book 48 of Records of Survey, at pages 35 through 43, inclusive thereof,
Records of Riverside County, California; said westerly right-of-way line,
being in a curve, concave to the west, having a radius of 1,445.00 feet,
the radial line at said point bears North 75° 08' 58" East;

Thence northwesterly along said westerly right-of-way line and along
said curve, to the left, through a central angle of 01° 51' 37", an arc
distance of 46.92 feet to the point of beginning.

DESCRIPTION APPROVAL
by *[Signature]* 9/12/73 by *[Signature]*
Surveyor

8011

124644

Dated SEPTEMBER 13, 1973

THE PRESLEY COMPANIES, a corporation.

By: *Kenneth D. Stark*
Kenneth D. Stark, Vice President

By: *Barbara A. Davis*
Barbara A. Davis, Secretary

CONSENT TO RECORDATION

THIS IS TO CERTIFY that the interest in real property conveyed by the Deed or Grant dated September 13, 1973 from The Presley Companies

for All those por. of Lot 11 & 13 of Tequesquite Heights, Bk. 10, Maps, Pg. 31 Riv. & that por. of NE Qtr. Sec. 1, T3S, R5W, SB B & M

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 12-29-66 by Inst. No. 123460, Riverside County Records, and the Grantee hereby consents to recordation of this instrument through the undersigned.

Dated September 21, 1973

[Signature]
Property Services Manager

124644

52

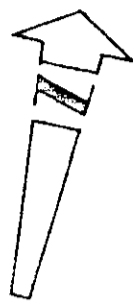
53

M.B. 78/27-30

4270

3

55'



BIG HORN DR.

TRACT NO. 2

LOT 3 48/35-43

BLVD.

R S

33'

33'

LOT A

AVE.

TRAFALGAR

N. 72° 53' 33" E. 216.00

160.97

S. 17° 06' 27" W. 23.00

N. 73° 12' 21" E. (R)

136.90

N. 72° 53' 33" E.

N. 75° 08' 58" E. (R)

Δ = 92° 15' 25"

R = 23.00

L = 37.03

L = 46.92
R = 44.45
Δ = 105.37

13

TEQUESQUITE HEIGHTS

M.B. 10/31

ALESSANDRO

55'

CITY OF RIVERSIDE, CALIFORNIA

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.

SHEET 1 OF 1

SCALE: 1" = 50'

DRAWN BY h.m. DATE 8/31/73

SUBJECT TRACT NO. 4270

80!!