

161326

When recorded mail to:

City Clerk's Office
City of Riverside
City Hall, 3711 Orange Street
Riverside, California 92501
Tract 5522-1

DOCUMENTARY TRANSFER TAX
\$ None

Signature _____
CITY OF RIVERSIDE

RECEIVED FOR RECORD

DEC 20 1974

45 Min. Past 2 o'clock

At Request of
CITY OF RIVERSIDE

Book 1974, Page 161326

Recorded in Official Records
of Riverside County, California

W.H. Walsh Recorder

FEES \$

INDEXED

FOR RECORDER'S OFFICE USE ONLY

GRANT DEED

APPROVED AS TO FORM

William J. Lewis
ASST. CITY ATTORNEY

CREST DEVELOPMENT CO., a Limited Partnership

Grantor

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do es 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 that portion of Lot 9 of the Bixmill Tract, as shown by map on file in Book 16 of Maps, at pages 28 through 30 inclusive thereof, Records of Riverside County, California, more particularly described as follows:

Commencing at the most northerly corner of Tract No. 4137, as shown by map on file in Book 67 of Maps, at pages 11 and 12 thereof, Records of Riverside County, California, said point being in the westerly line of Lot A (Crest Avenue) of Tract No. 3881, as shown by map on file in Book 61 of Maps, at pages 99 and 100 thereof, Records of Riverside County, California;

Thence North 20° 58' 55" West along the westerly line of said Lot A (Crest Avenue), a distance of 223.00 feet to a point therein for the TRUE POINT OF BEGINNING;

Thence continuing North 20° 58' 55" West along said westerly line, a distance of 100.00 feet to a point therein;

Thence South 69° 01' 05" West, a distance of 34.00 feet;

Thence South 39° 45' 37" East, a distance of 105.62 feet to the true point of beginning.

Dated NOVEMBER 27, 1974

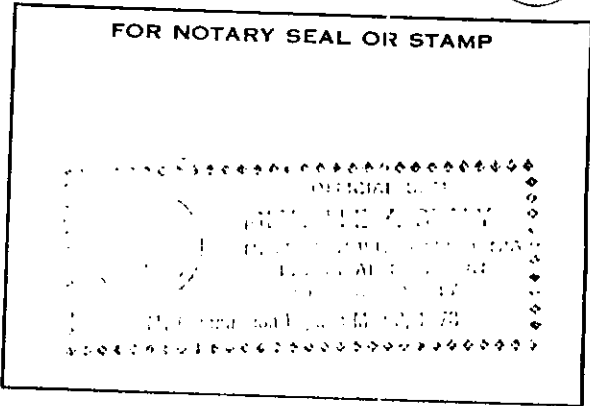
CREST DEVELOPMENT CO., a Limited Partnership

J. A. ANDREWS DEVELOPMENT COMPANY, General Partner

By: *Jay A. Andrews*
Jay A. Andrews, President and General Partner

STATE OF CALIFORNIA
COUNTY OF Orange } SS.
On November 27, 1974 before me, the undersigned, a Notary Public in and for said County and State, personally appeared Jay A. Andrews, known to me to be the President, and , known to me to be the Secretary of J. A. Andrews Development Co., the corporation that executed the within instrument and known to me to be the persons who executed the within instrument on behalf of said corporation, said corporation being known to me to be one of the partners of Crest Development Co., the partnership that executed the within instrument, and acknowledged to me that such corporation executed the same as such partner and that such partnership executed the same.

Michelle Z. Sealy
Michelle Z. Sealy
Notary Public for said County and State



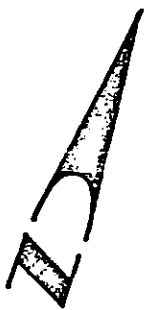
8372

DESCRIPTION APPROVAL
by George J. Matthews, 11/15/74 by Kings Assoc. Surveyor

101326

BIXMILL TRACT

M.B. 16/28-30



N. 69° 01' 05" E.
34.00

N. 90° 45' 37" W.
105.62

100.00'
378.00'

AVENUE

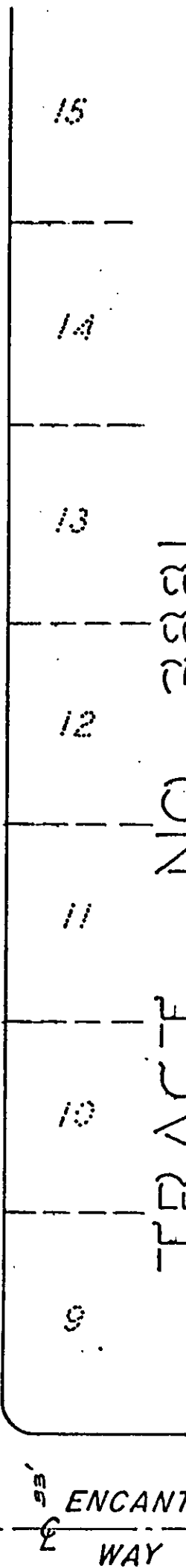
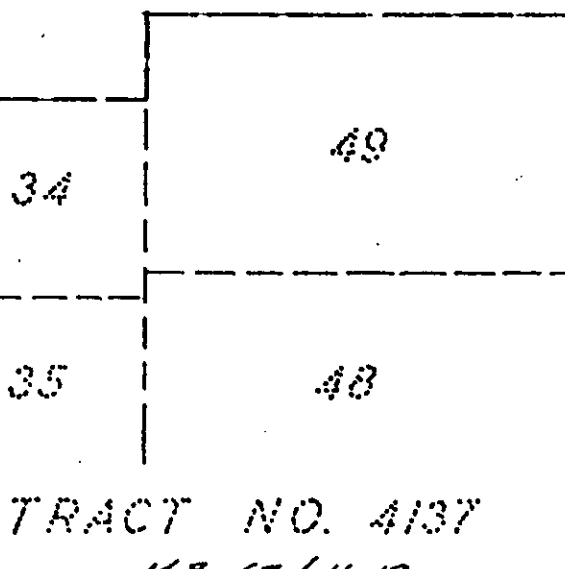
223.00
N. 20° 58' 55" W.

LOT "A"

CREST

TRACT NO. 333

M.B. 61/99-100



• CITY OF RIVERSIDE, CALIFORNIA • 6/8-4

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

74-212

SCALE: 1" = 50'

DRAWN BY _____ DATE 11/8/74

SUBJECT TRACT NO. 5522-1

8372